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255 Huntridge Way NE
Calgary, Alberta

MLS # A2351748

$539,000

Division:	Huntington Hills		
Type:	Residential/House		
Style:	Bungalow		
Size:	963 sq.ft.	**Age:**	1969 (57 yrs old)
Beds:	4	**Baths:**	1
Garage:	Double Garage Detached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, Few Trees, Landscaped, Lawn, No Neighbours Behin		

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Carpet, Laminate	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Full	**LLD:**	-
Exterior:	Wood Siding	**Zoning:**	R-C1
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Ceiling Fan(s), No Smoking Home, Quartz Counters, Track Lighting		

Inclusions: Sheds x2, Refrigerator (basement)

There’s plenty to love about this home, starting with its huge, private yard, mature trees, and an oversized insulated double garage. Inside, the home offers a refreshed kitchen with quartz countertops, stainless steel appliances, soft close cabinetry, track lighting, and laminate flooring. Newer Hunter Douglas blinds add a polished touch to the living room, while brand new carpet upstairs and triple pane windows throughout the upper level bring added comfort and appeal. Three bedrooms and an updated four piece bathroom complete the upper level. The basement offers additional living space, a bedroom, laundry, extra fridge, and plenty of storage with existing shelving. Outside, enjoy a concrete pad, two storage sheds, and room to garden, entertain, or simply enjoy the privacy of your own backyard. With great schools just minutes away, this is an appealing opportunity for buyers looking for space, functionality, and a property they can make their own.

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