

# \$415,000 - 416 Whitehill Place Ne, Calgary

MLS® #A2211519

**\$415,000**

2 Bedroom, 1.00 Bathroom, 805 sqft

Residential on 0.10 Acres

Whitehorn, Calgary, Alberta

**\*\*OPEN HOUSE - May 10, 2025 (Sat)**

**11am-2pm\*\*** Welcome to your beautifully maintained and thoughtfully updated home nestled in a quiet cul-de-sac in desirable Whitehorn—just minutes from schools, parks, daily amenities, and easy access to Stoney Trail, Deerfoot Trail, and the Whitehorn LRT station. This renovated side-by-side half duplex is perfect for families, nature lovers, or anyone looking for a peaceful retreat close to urban convenience. With all the major updates already completed, you can move in and enjoy right away.

**Key Home Upgrades & Features:**

• Outdoor shed built in 2023

• White oak engineered hardwood flooring (2020)

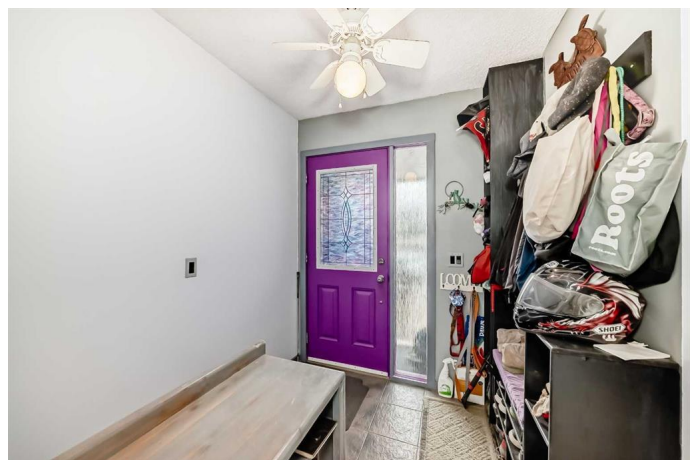
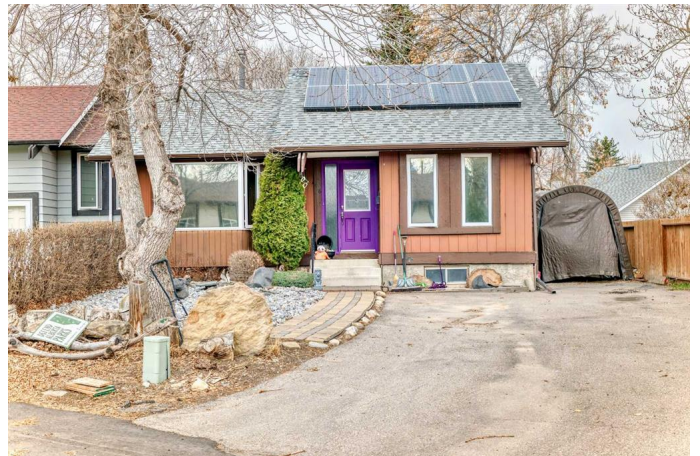
• Fully paid solar system installed in 2014

• Backyard waterfall feature attracts birds and creates a peaceful setting

• Driveway fits up to 6 vehicles

• Fossil-embedded front yard rock—a unique natural feature!

Don't miss your chance to own this truly special home in one of Calgary's most accessible neighborhoods. Contact us today to book your private showing!



Built in 1977

## Essential Information

MLS® #                   A2211519

Price                     \$415,000

Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	805
Acres	0.10
Year Built	1977
Type	Residential
Sub-Type	Semi Detached
Style	Bungalow, Side by Side
Status	Active

### **Community Information**

Address	416 Whitehill Place Ne
Subdivision	Whitehorn
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 3G7

### **Amenities**

Parking Spaces	5
Parking	Parking Pad, Carport

### **Interior**

Interior Features	No Smoking Home, See Remarks
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	Balcony, Storage
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 14th, 2025
Days on Market	23
Zoning	R-CG

## **Listing Details**

Listing Office	First Place Realty
----------------	--------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.