

# \$725,000 - 4808 Nordegg Crescent Nw, Calgary

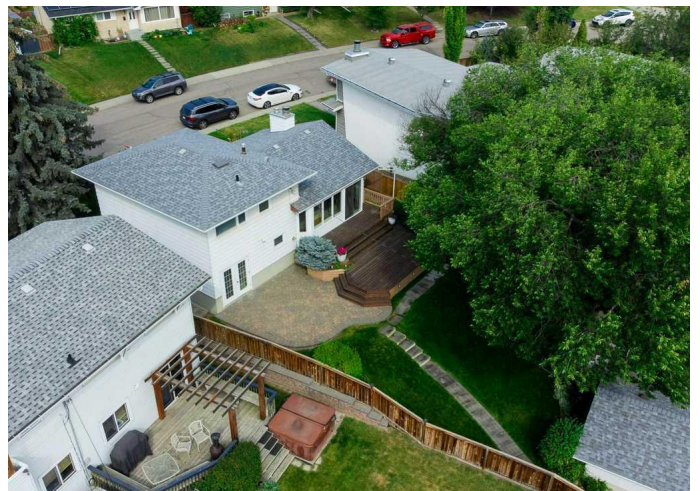
MLS® #A2263488

**\$725,000**

3 Bedroom, 2.00 Bathroom, 1,030 sqft  
Residential on 0.15 Acres

North Haven, Calgary, Alberta

Exceptional opportunity for a property that HAS IT ALL! Nestled on an EXPANSIVE 65 (widest point) x 135 mature PIE LOT. This charming 4 level split home offers both tranquility and convenience on a premiere and VERY QUIET STREET surrounded by towering trees and LUSH LANDSCAPING. The SPRAWLING, GENTLY SLOPING YARD features well-maintained gardens, a lovely deck, interlocking brick patio, shaded nooks, and ample space for outdoor activities. Inside, the home boasts a bright and airy layout, with LARGE WINDOWS that invite NATURAL LIGHT and frame stunning views of the surroundings. This FULLY DEVELOPED home with OVER 1900 SQ FT OF DEVELOPED SPACE has been IMPECCABLY MAINTAINED and has been meticulously cared for by the original owners who raised their family in the heart of North Haven. THE ROOF IS LESS THAN 5 YEARS OLD, FURNACE JUST 3 YEARS OLD with NO ORIGINAL WINDOWS ON THE UPPER 3 LEVELS. Enjoy great features like 2 WOOD BURNING FIREPLACES, 3RD LEVEL WALKOUT offering an opportunity for a separate living space, cold room, sizeable crawl space, UNDERGROUND SPRINKLERS, and GARAGE PLUS ADDITIONAL/RV PARKING. This home is MOVE IN READY or gives you a chance to upgrade further or perhaps an expansion or new build! You will also enjoy the IDEAL LOCATION of this home and in the community of North Haven. Located



just a 5-MINUTE WALK TO NORTH HAVEN  
ELEMENTARY and quick access to the  
CALGARY WINTER CLUB, 14th street and  
John Laurie and McKnight Blvd you will get  
where you need to go seamlessly. With its  
charming character and cozy, comfortable  
ambiance, this home is a true gem that you  
MUST CHECK OUT!

Built in 1963

### Essential Information

MLS® #	A2263488
Price	\$725,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,030
Acres	0.15
Year Built	1963
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

### Community Information

Address	4808 Nordegg Crescent Nw
Subdivision	North Haven
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K 2M5

### Amenities

Parking Spaces	4
Parking	Oversized, Single Garage Detached
# of Garages	2

### Interior

Interior Features	Ceiling Fan(s), Closet Organizers, No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Cooktop, Electric Oven, Garage Control(s), Garburator, Microwave Hood Fan, Refrigerator, Washer, Water Softener, Window Coverings, Freezer
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Crawl Space, Partial

## Exterior

Exterior Features	Garden, Storage
Lot Description	Back Yard, Front Yard, Landscaped, Lawn, Treed
Roof	Asphalt Shingle
Construction	Metal Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	October 9th, 2025
Days on Market	1
Zoning	R-CG

## Listing Details

Listing Office	BECK Real Estate Ltd.
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