$599,000 - 5211 44 Avenue Ne, Calgary

MLS® #A2229890

$599,000
5 Bedroom, 3.00 Bathroom, 1,227 sqft
Residential on 0.11 Acres

Whitehorn, Calgary, Alberta

Turn-Key Whitehorn Bungalow | Double Garage | Basement Suite | Private Gazebo | Prime Location Near 44 Ave & 52 St NE
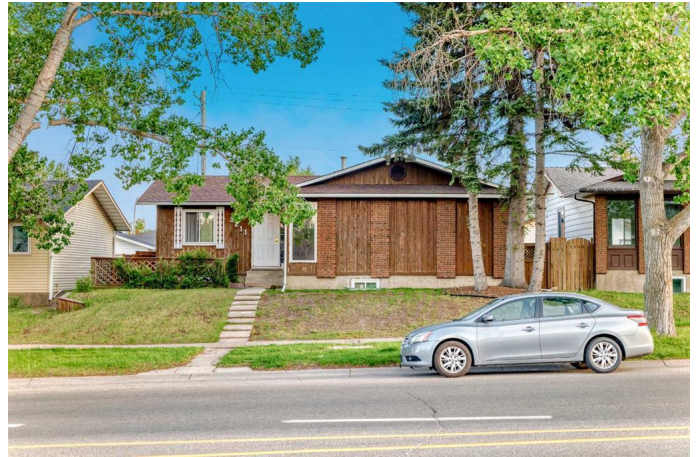
Welcome to this beautifully maintained, move-in-ready bungalow offering 1,227+ sq.ft. above grade and 2,173.8 sq.ft. of total living space â€" perfectly designed for growing families, multi-generational living, or savvy investors!

From the moment you arrive, youâ€™ll appreciate the smart layout and versatility this home offers. Step into the bright and inviting main floor, filled with natural light from brand-new windows, and featuring a flexible front den that easily serves as a home office or additional bedroom.

The modern kitchen is a true highlight, showcasing up-to-ceiling cabinetry for maximum storage, stainless steel appliances, a cozy breakfast nook, and a functional breakfast bar â€" perfect for everything from morning coffee to entertaining guests.

The spacious primary bedroom offers the privacy of its own 3-piece ensuite, while two additional bedrooms and another full bathroom provide ample space for the whole family.

Head downstairs to discover a fully finished (illegal) basement suite with a separate entrance and enclosed kitchen space â€" ideal

for rental income, extended family, or home-based business opportunities.

Step outside to your private backyard oasis featuring a charming gazebo â€" perfect for summer entertaining, outdoor dining, or simply relaxing in your own tranquil retreat. The property also features a double detached garage and plenty of additional parking.

Location is truly unbeatable: Situated right off 44 Avenue & 52 Street NE, youâ€™re mere minutes from schools, parks, shopping, public transit, and major roadways â€" plus you're within walking distance to 6 restaurants, offering convenience for your fast-paced modern lifestyle.

Donâ€™t miss your chance to own this exceptional income-generating home in Calgaryâ€™s vibrant Whitehorn community. Schedule your private showing today and make this versatile property yours!

Built in 1976

Essential Information

MLS® #	A2229890
Price	$599,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,227
Acres	0.11
Year Built	1976
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	5211 44 Avenue Ne
Subdivision	Whitehorn
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 2Z9

Amenities

Parking Spaces	2
Parking	Double Garage Detached, Driveway, Garage Faces Rear
# of Garages	2

Interior

Interior Features	No Smoking Home, Open Floorplan, Separate Entrance, Natural Woodwork
Appliances	Dishwasher, Dryer, Refrigerator, Washer
Heating	Fireplace(s), Forced Air, Natural Gas, Combination, Electric
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Entrance, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Front Yard, Fruit Trees/Shrub(s), Private, Rectangular Lot, Gazebo
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 14th, 2025
Days on Market	1
Zoning	R-CG

Listing Details

Listing Office	RE/MAX Complete Realty