$597,500 - 16 Huntham Road Ne, Calgary

MLS® #A2213756

$597,500

3 Bedroom, 2.00 Bathroom, 1,005 sqft
Residential on 0.14 Acres

Huntington Hills, Calgary, Alberta

Discover opportunity and value in this well-maintained 1,005 sq. ft. bungalow located on a QUIET STREET in established Huntington Hills. Set on a generously sized lot, this home offers a practical layout, solid updates, and ample space inside and out. MAIN FLOOR FEATURES: A bright front living room with bamboo HARDWOOD flooring and a large picture window; three comfortable bedrooms and a tastefully UPDATED 4-piece bathroom; a spacious eat-in kitchen with backyard viewsâ€”perfect for family meals and future updates. LOWER LEVEL was professionally developed and expands your living options with durable bamboo HARDWOOD flooring throughout; a large recreation room, a laundry area with a second refrigerator and multiple storage spaces; a den (no window) and a versatile flex room with a closet and two windows, ideal for home office, guest space, or conversion to a legal bedroom (subject to City approval of upgraded egress windows); a 3-piece bathroom for added convenience. OUTSIDE, the expansive east-facing backyard is larger than average in this area and features a paving stone patio and a fire pit â€” great for outdoor entertaining; thereâ€™s ample room for a garden and access to the OVERSIZED DOUBLE GARAGE (approx. 629 sq. ft.). A high-efficiency furnace (2009) offers peace of mind for future owners. LOCATION! Within easy walking distance to Alex Munro School (400 m) and St. Hubert Elementary (900 m),

and only a 20-minute walk to the West Nose Creek Park and off-leash area. Commuters will appreciate easy access to transit, Centre Street, Beddington Trail, and Deerfoot Trail. Many nearby amenities include a pool, gym, library, hockey rinks, grocery stores, and several shops and restaurants. Whether you want to renovate and personalize or invest in a solid home with upside, 16 Huntham Road NE offers a quiet home with great neighbours in a wonderful location, ready for you to make it your own!

Built in 1970

Essential Information

MLS® #	A2213756
Price	$597,500
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,005
Acres	0.14
Year Built	1970
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	16 Huntham Road Ne
Subdivision	Huntington Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K 4G1

Amenities

Parking Spaces	2
Parking	Alley Access, Double Garage Detached, Oversized

# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Closet Organizers, Laminate Counters, No Animal Home, No Smoking Home, Storage, Vinyl Windows
Appliances	Dryer, Electric Range, Garage Control(s), Refrigerator, See Remarks, Washer, Window Coverings
Heating	Central, Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit, Private Yard
Lot Description	Back Lane, Back Yard, Lawn, Street Lighting
Roof	Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 22nd, 2025
Days on Market	9
Zoning	R-CG

Listing Details

Listing Office	Boswell Krieger Management & Realty Ltd.

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