# \$399,900 - 175 Whiteridge Place Ne, Calgary

MLS® #A2207611

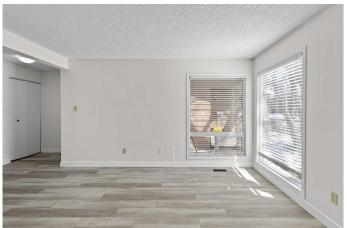
# \$399,900

3 Bedroom, 2.00 Bathroom, 1,143 sqft Residential on 0.05 Acres

Whitehorn, Calgary, Alberta

\*\*OPEN HOUSE: SAT (APRIL 5) 1pm TO 3pm\*\*\*Perfect for first-time home buyers with kids, this charming 3-bedroom, 1.5-bathroom semi-detached home (NO CONDO FEES) is nestled in a QUIET CUL-DE-SAC in the desirable community of Whitehorn. A dream location for families, it's within WALKING DISTANCE TO SEVERAL SCHOOLS, including TLC Chief Justice Milvain, Annie Gale, St. Wilfrid, and Colonel J. Fred Scott. Parks, playgrounds, and the WHITEHORN COMMUNITY ASSOCIATION ACTIVITY AREA ARE JUST STEPS AWAY, ENSURING ENDLESS OUTDOOR FUN for your kids. MAIN FLOOR features Large Living Room, Spacious Kitchen with Dining area, 2pc washroom and back door leading to the backyard . UPPER LEVEL has 3 good size bedrooms including Spacious Master Bedroom and 4pc Main bath finishes the level. Freshly painted and well cared for, this home features Brand-NEW CARPET upstairs, NEW STYLISH LUXURY VINYL PLANK FLOORING on the main level, and a spacious unfinished basement ready for your personal touch. Recent upgrades include a newer roof, added attic insulation and an updated electrical panel (2018). The large backyard, complete with a concrete patio, is perfect for kids to play or hosting summer BBQs. Plus, with the option to remove the fence at the back property line, you can utilize the gravel pad for two-car parking or build a future garage. Ready to move in.. Stop renting and take the exciting







step into homeownershipâ€"schedule your private viewing today!

#### Built in 1978

## **Essential Information**

MLS® # A2207611 Price \$399,900

Bedrooms 3
Bathrooms 2.00
Full Baths 1
Half Baths 1

Square Footage 1,143 Acres 0.05 Year Built 1978

Type Residential

Sub-Type Semi Detached

Style 2 Storey, Side by Side

Status Active

# **Community Information**

Address 175 Whiteridge Place Ne

Subdivision Whitehorn
City Calgary
County Calgary
Province Alberta
Postal Code T1Y 4K2

#### **Amenities**

Parking Spaces 2

Parking Alley Access, Parking Pad, Gravel Driveway, Rear Drive

## Interior

Interior Features No Animal Home, No Smoking Home, Pantry, Bidet

Appliances Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator,

Washer/Dryer, Window Coverings, Humidifier

Heating Forced Air

Cooling None
Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Features Private Yard, Storage

Lot Description Back Lane, Back Yard, Front Yard, Landscaped, Low Maintenance

Landscape, Rectangular Lot

Roof Asphalt Shingle

Construction Brick, Wood Frame, Wood Siding

Foundation Poured Concrete

#### **Additional Information**

Date Listed April 3rd, 2025

Days on Market 1

Zoning M-CG

# **Listing Details**

Listing Office RE/MAX Real Estate (Mountain View)

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.