

# \$515,000 - 121 Huntford Close Ne, Calgary

MLS® #A2259210

**\$515,000**

6 Bedroom, 2.00 Bathroom, 982 sqft

Residential on 0.08 Acres

Huntington Hills, Calgary, Alberta

First-Time Buyers & Investors ALERT! This semi-detached bungalow offers two self-contained living spaces, perfect for multi-generational families, to live up & rent down, or full rental investment. The main floor features 3 spacious bedrooms, large kitchen with ample cabinets & counters, open-concept living/dining area with abundant natural light from newer big windows, full bath with in-suite washer & dryer. The fully developed and functional basement has 3 additional good-sized bedrooms, a family room & kitchen, another full bath and a set of washer & dryer in utility room. A back-lane access single detached garage has a durable metal roof. Regular repairs and upgrades during the recent years include: roof replaced & basement windows expanded (2014), new furnace (2021), new main floor windows (2024), hot water tank (2025). Prime location across from green space, close to schools, shopping, transit, recreation centres, and Nose Creek pathways. This home checks all the boxes for comfort, convenience, and investment potential!

Built in 1970

## Essential Information

MLS® # A2259210

Price \$515,000

Bedrooms 6



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 982                    |
| Acres          | 0.08                   |
| Year Built     | 1970                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | Side by Side, Bungalow |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 121 Huntford Close Ne |
| Subdivision | Huntington Hills      |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2K 3Y7               |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 1                      |
| Parking        | Single Garage Detached |
| # of Garages   | 1                      |

### Interior

|                   |                                                                                                    |
|-------------------|----------------------------------------------------------------------------------------------------|
| Interior Features | Quartz Counters, See Remarks                                                                       |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer, Washer/Dryer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                            |
| Cooling           | None                                                                                               |
| Has Basement      | Yes                                                                                                |
| Basement          | Full                                                                                               |

### Exterior

|                   |                                       |
|-------------------|---------------------------------------|
| Exterior Features | Private Yard                          |
| Lot Description   | Back Lane, Back Yard, Rectangular Lot |
| Roof              | Asphalt Shingle                       |
| Construction      | Wood Frame                            |
| Foundation        | Poured Concrete                       |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 26th, 2025 |
| Days on Market | 40                   |
| Zoning         | R-CG                 |

### **Listing Details**

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

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