

# \$498,000 - 7523 Huntervalley Road Nw, Calgary

MLS® #A2207855

**\$498,000**

3 Bedroom, 2.00 Bathroom, 1,368 sqft  
Residential on 0.08 Acres

Huntington Hills, Calgary, Alberta

Rare Oversized Semi-Detached home in Prime Huntington Hills Location! With over 1360 sq. ft. on the main level, this original bungalow offers a wide open living space. Meticulous gleaming hardwood floors adorn the main living area, plus 3 bedrooms. The living /dining room combination allows for privacy from the kitchen, which offers a large eat-in nook. The master suite boasts a 2 piece ensuite bathroom (rare for this era of home) and the second/third bedrooms are generously scaled. A four piece bathroom completes the main level. A separate side entrance to the property makes it perfect for those interested in developing the basement as extra living space. The large fenced yard offers a private sunny oasis. Walking distance to all schools & amenities, walk to SuperStore, steps to transit! Newer roof and eavestroughs/leaf gutters. Lovingly maintained and so "sparkling clean"!

Built in 1968

## Essential Information

MLS® #	A2207855
Price	\$498,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,368



Acres	0.08
Year Built	1968
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bungalow
Status	Active

### **Community Information**

Address	7523 Huntervalley Road Nw
Subdivision	Huntington Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K4K9

### **Amenities**

Parking Spaces	2
Parking	Off Street

### **Interior**

Interior Features	Built-in Features, Chandelier, Laminate Counters, Wood Windows
Appliances	Dryer, Refrigerator, Stove(s), Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	Private Yard
Lot Description	Front Yard, Landscaped, Lawn, Level
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 3rd, 2025
Days on Market	20
Zoning	R-CG

### **Listing Details**

Listing Office

eXp Realty

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