

# \$410,000 - 416 Whitehill Place Ne, Calgary

MLS® #A2223852

**\$410,000**

2 Bedroom, 1.00 Bathroom, 802 sqft

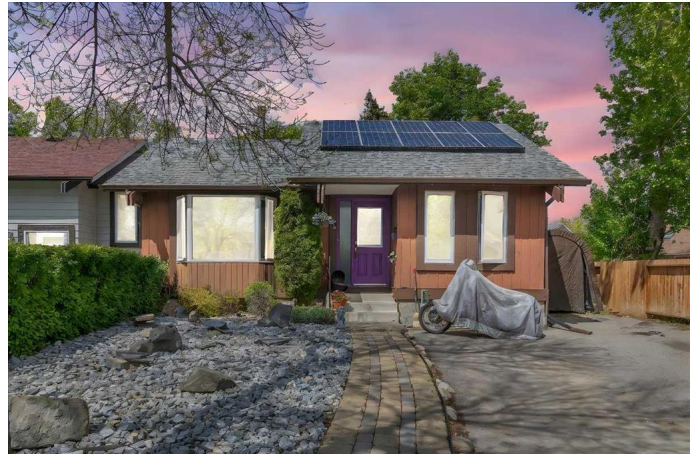
Residential on 0.10 Acres

Whitehorn, Calgary, Alberta

Welcome to 416 Whitehill Place NE, a cozy and affordable renovated home tucked away in a quiet cul-de-sac in the heart of Whitehorn. This well-cared-for property blends comfort, style, and energy efficiency, making it a perfect choice for families or first-time buyers. The upgraded kitchen features maple cabinets that extend to the ceiling, birch interiors, soft-close doors, and a convenient lazy Susan. A granite sink and laminate countertops complete the space, and the fridge was replaced in 2023 for added convenience. The main level is finished with white oak hardwood flooring installed in 2020, along with durable cork and tile flooring for easy maintenance.

This home is equipped with ten fully paid solar panels and extra ceiling insulation to help reduce energy costs and maintain year-round comfort. Additional upgrades include Lux windows installed in 2007/2008, a hot water tank replaced in 2018, a newer furnace, and roof shingles that were replaced in 2013 and remain in great condition.

The basement is well insulated and features a laundry area with a sink, ready for your personal finishing touches. Outside, the front yard is beautifully landscaped with low-maintenance trees and rock. A large driveway fits up to four vehicles and is complemented by a covered carport for added parking or storage. A shed, built in 2023 which



has power to it , offers extra space for tools or hobbies or a small workshop. The private, fenced backyard is perfect for relaxing or entertaining, with a tiered deck ideal for sunny afternoons and evening BBQs, plus a tranquil waterfall feature.

Whitehorn is a well-established community known for its convenient location, with nearby schools, parks, shopping at Sunridge Mall, and easy access to public transit including the Whitehorn LRT station. This move-in-ready home is a great opportunity to live in a quiet, family-friendly neighbourhood with all the essentials close at hand.

Built in 1977

**Essential Information**

MLS® #	A2223852
Price	\$410,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	802
Acres	0.10
Year Built	1977
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bungalow
Status	Active

**Community Information**

Address	416 Whitehill Place Ne
Subdivision	Whitehorn
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 3G7

**Amenities**

Parking Spaces	5
Parking	Carport, Parking Pad

### Interior

Interior Features	Bookcases, Built-in Features, Ceiling Fan(s), Laminate Counters, No Smoking Home, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, See Remarks
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior Features	Lighting, Other, Private Yard, Rain Gutters, Storage
Lot Description	Back Yard, Front Yard, Irregular Lot, Landscaped, Low Maintenance Landscape, Many Trees, Native Plants, Private, Street Lighting, Other, Waterfall
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	May 24th, 2025
Days on Market	4
Zoning	R-CG

### Listing Details

Listing Office	RE/MAX Real Estate (Central)
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