

# \$389,900 - 61, 1055 72 Avenue Nw, Calgary

MLS® #A2203815

**\$389,900**

3 Bedroom, 2.00 Bathroom, 1,049 sqft  
Residential on 0.00 Acres

Huntington Hills, Calgary, Alberta

Welcome to this spacious and updated 3-bedroom, 2-bathroom townhouse in the popular community of Huntington Hills. Located in the well maintained and professionally managed Huntington Ridge complex, this end unit with an attached garage and additional driveway parking is a rare find. This sunny, quiet, corner unit faces east, with a west facing patio offering lots of natural light throughout.

The main floor features hardwood and tile flooring. The updated galley style kitchen includes newer cabinetry, granite countertops and full height ceramic tile backsplash. The generous living room features sliding doors leading to a large east facing balcony. The dining room looks outside to a fully fenced west facing deck that is great for family gatherings & entertaining. Additionally, there is custom storage at the backdoor and a convenient 2-piece bathroom.

Upstairs you will find three bedrooms, each offering hardwood floors, ample space, and plenty of natural light. The oversized primary bedroom includes beautiful city views. An updated 4-piece bathroom and linen closet complete this level.

The lower level features a laundry area and a storage room large enough to double as a home office. Recent updates include all new windows throughout, upgraded attic insulation and a new hot water tank (2025).

Prime Location: Just minutes from the serene Nose Hill Park, perfect for outdoor enthusiasts



and nature lovers. Conveniently located near Superstore, schools, playgrounds, and public transit â€” all your daily needs are within easy reach.

Built in 1977

### Essential Information

MLS® #	A2203815
Price	\$389,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,049
Acres	0.00
Year Built	1977
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	61, 1055 72 Avenue Nw
Subdivision	Huntington Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K 5S4

### Amenities

Amenities	Parking, Snow Removal, Trash, Visitor Parking
Parking Spaces	2
Parking	Garage Faces Front, Single Garage Attached
# of Garages	1

### Interior

Interior Features	Ceiling Fan(s), Granite Counters, No Smoking Home
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator,

	Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior Features	Balcony
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 20th, 2025
Days on Market	14
Zoning	M-CG

### **Listing Details**

Listing Office            Century 21 Bamber Realty LTD.

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