

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

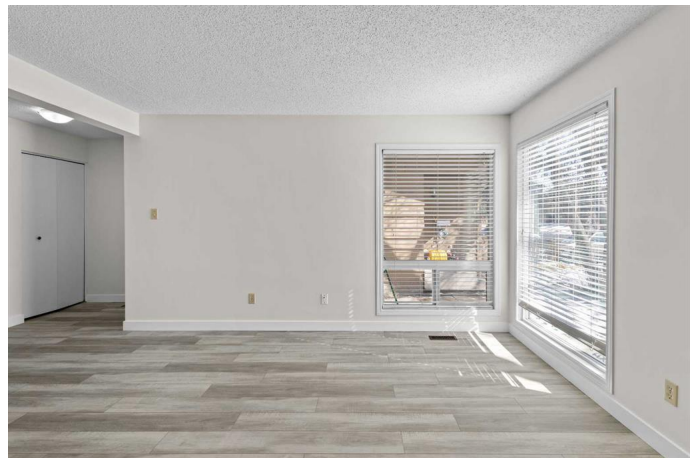
MLS® #A2207611

**\$399,900**

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

Whitehorn, Calgary, Alberta

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, Gravel Driveway, Parking Pad, Rear Drive |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Bidet, No Animal Home, No Smoking Home, Pantry  |
| Appliances        | Dishwasher, Electric Stove, Humidifier, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings |
| 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 | 5               |
| Zoning         | M-CG            |

## Listing Details

|                |                                    |
|----------------|------------------------------------|
| Listing Office | RE/MAX Real Estate (Mountain View) |
|----------------|------------------------------------|

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