

\$600,000 - 120 8 Avenue Nw, Calgary

MLS® #A2240146

\$600,000

2 Bedroom, 2.00 Bathroom, 927 sqft

Residential on 0.09 Acres

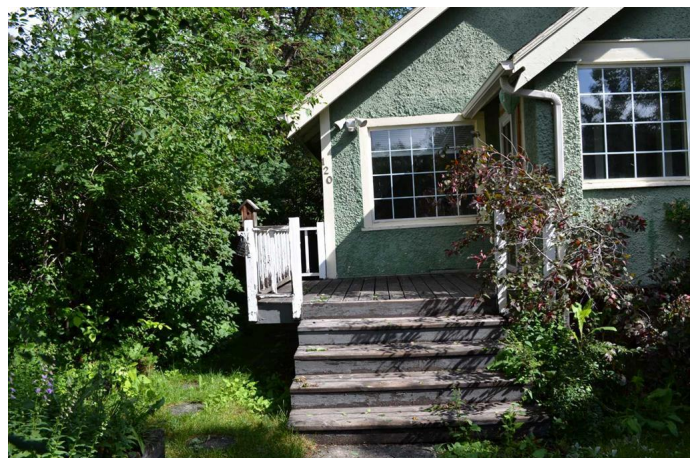
Crescent Heights, Calgary, Alberta

A gem in WEST Crescent Heights, loaded with character, charm and an amazing location, steps from the ridge, overlooking the city! This bungalow has an open living and dining room with wall to wall hardwoods w/ 2 bedrooms up + 2 bathrooms. 33x120 ft lot in the middle of the block suitable to build your dream home. surrounded by private hedges! Wonderful front mudroom and deck, garden setting, back patio and single garage. high eff furnace, updated panel and well taken care of inside and out.

Built in 1922

Essential Information

MLS® #	A2240146
Price	\$600,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	927
Acres	0.09
Year Built	1922
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active



Community Information

Address	120 8 Avenue Nw
Subdivision	Crescent Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2M 0A4

Amenities

Parking Spaces	2
Parking	Parking Pad, Single Garage Detached
# of Garages	1

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Partial, Unfinished

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Few Trees, Front Yard, Fruit Trees/Shrub(s), Landscaped, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 15th, 2025
Days on Market	1
Zoning	RC-2

Listing Details

Listing Office	Diamond Realty & Associates LTD.
----------------	----------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services

provided by real estate professionals who are members of CREA. Used under license.