\$469,900 - 144 Whitmire Road Ne, Calgary

MLS® #A2270446

\$469,900

3 Bedroom, 2.00 Bathroom, 819 sqft Residential on 0.08 Acres

Whitehorn, Calgary, Alberta

Can you believe you can own a single detached home for the price of a townhouse? Yes!!! this is your moment! This charming corner-lot beauty sits on a large RC-2 zoned lot, offering not just space and privacy today, but future development potential too. You could add a garage suite or even build another unit down the road (subject to city approval).

This home is bright, functional, and move-in ready, a rare mix of affordability, flexibility, and long-term value.

Step inside to a sun-filled, west-facing family room that welcomes you with warmth and light. The open design makes it perfect for relaxing evenings or family gatherings.

The third level features a spacious, versatile loft â€" perfect for a home office, gym, or cozy lounge. You'II also find a comfortable bedroom, a full washroom, and a large storage area for added convenience.

Enjoy the fully landscaped, fenced backyard, ideal for summer BBQs, playtime, or peaceful evenings under the stars.

Investor Alert: The owner is open to staying as a tenant if the buyer agrees â€" meaning instant rental income from possession day!

And let's talk location â€" just steps from the LRT station, bus stops, TLC school,







shopping centers, restaurants, playgrounds, soccer fields, and major routes like McKnight Boulevard and 36th Street. You'II be right where everything happens, yet still have the space and comfort of a detached home.

Don't miss this one real property with real potential doesn't come around often. Book your private viewing today and make it yours!

Built in 1981

Essential Information

MLS® # A2270446 Price \$469,900

Bedrooms 3
Bathrooms 2.00
Full Baths 2
Square Footage 819
Acres 0.08
Year Built 1981

Type Residential
Sub-Type Detached
Style 3 Level Split

Status Active

Community Information

Address 144 Whitmire Road Ne

Subdivision Whitehorn
City Calgary
County Calgary
Province Alberta
Postal Code T1Y 5Z3

Amenities

Parking Spaces 2

Parking Off Street

Interior

Interior Features No Animal Home, No Smoking Home, Storage

Appliances Dishwasher, Dryer, Electric Stove, Refrigerator, Washer

Heating Forced Air, Natural Gas

Cooling None
Has Basement Yes
Basement Full

Exterior

Exterior Features Private Yard, Storage

Lot Description Corner Lot

Roof Asphalt Shingle

Construction Wood Frame, Metal Siding

Foundation Poured Concrete

Additional Information

Date Listed November 13th, 2025

Days on Market 4

Zoning R-CG

Listing Details

Listing Office URBAN-REALTY.ca

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