

**56 WHITWORTH Road NE**  
**Calgary, Alberta**

**MLS # A2219205**



**\$559,000**

<b>Division:</b>	Whitehorn		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,103 sq.ft.	<b>Age:</b>	1983 (42 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Separate/Exterior Entry, Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Shingle Siding, Vinyl Siding	<b>Zoning:</b>	RC-2
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	No Smoking Home, Separate Entrance		

**Inclusions:** NONE

WELCOME TO BEAUTIFULL BUNGLOW IN WHITEHORN . 3 BEDROOMS USTAIRS WITH 2 FULL BATHS LIVING AND KITCHEN. ILLGAL BASMENT SUITE OF 2 BEDROOMS SEPTATE ENTRANCE FROM THE SIDE. OVERSIZED GRAGE AT THE BACK. VERY CONVENIENTLY LOCATED NEAR WHITEHORN LRT , BUS SHOPPING AND SCHOOL . LOTS OF WORK DONE NEW WINDOWS ON MAIN FLOOR , NEW SIDING ANF NEW ROOF . THIS BEAUTIFULL BUNGLOW CAN BE YOUR FUTURE HOME OR INVESTMENT PROPERTY . PLEASE BOOK YOUR SHOWING YOU WON'T BE DISAPPOINTED.