

# \$375,000 - 401, 544 Blackthorn Road Ne, Calgary

MLS® #A2208119

## \$375,000

3 Bedroom, 2.00 Bathroom, 860 sqft  
Residential on 0.00 Acres

Thornccliffe, Calgary, Alberta

This well-kept 3-bedroom, 2-bathroom bungalow townhouse offers comfortable living in a practical layout. The open-concept main area includes a functional kitchen with plenty of counter space, a bright living room, and a dining area that fits everyday meals or entertaining. The primary bedroom is generously sized with ample closet space, while two additional bedrooms offer flexibility for guests, a home office, or hobbies.

A finished basement provides extra living space, and the attached garage keeps your car sheltered year-round. Outside, enjoy a private patio or backyard area, perfect for relaxing or low-maintenance outdoor enjoyment. Located in a quiet community with easy access to shops, transit, and other essentials.

Move-in ready and a great option for those looking to downsize, invest, or find a comfortable home with minimal upkeep.

Built in 1975

## Essential Information

MLS® #	A2208119
Price	\$375,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2



Square Footage	860
Acres	0.00
Year Built	1975
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

### Community Information

Address	401, 544 Blackthorn Road Ne
Subdivision	Thornccliffe
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K5J5

### Amenities

Amenities	Other, Visitor Parking
Parking Spaces	3
Parking	Single Garage Detached, Stall
# of Garages	1

### Interior

Interior Features	Ceiling Fan(s), Central Vacuum
Appliances	Dishwasher, Electric Range, Garage Control(s), Refrigerator, Washer/Dryer Stacked
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Cul-De-Sac, Few Trees, Front Yard, Fruit Trees/Shrub(s), Landscaped, Lawn, Level, Private
Roof	Asphalt Shingle

Construction	Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 2nd, 2025
Days on Market	2
Zoning	M-C1

### **Listing Details**

Listing Office	Real Broker
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