

\$580,000 - 304 Whitefield Drive Ne, Calgary

MLS® #A2266113

\$580,000

3 Bedroom, 3.00 Bathroom, 1,163 sqft

Residential on 0.13 Acres

Whitehorn, Calgary, Alberta

Welcome to the perfect family home or turnkey investment property! This well-maintained detached house sits on a spacious oversized lot with 60 feet of frontage. Located on a desirable street with many front-drive garage homes, it offers over 2,200 sq. ft. of fully finished living space. The timeless design includes three bedrooms upstairs and two and a half baths, including a convenient two-piece master en-suite. The long-paved driveway accommodates up to six cars or even a trailer. Inside, you'll find a welcoming front entry leading to an open-concept living/dining room and a roomy eat-in kitchen, with space for a kitchen island. The lower level features a cozy family room with a wood-burning fireplace, a second full bath with laundry, and a hot tub room that can be transformed into an office, gym, or extra bedroom for larger families or guests. The basement boasts plenty of room for a rec area and a workshop. Updates include laminate flooring on the main level, fresh paint throughout, central vacuum, an updated electrical panel, a newer furnace motor and coupler, and a roof less than 10 years old. Outside, enjoy the west-facing deck, a huge yard, and your very own apple tree. Conveniently located steps from parks, playgrounds, hospitals, the airport, and shopping centers, as well as schools like Annie Gale Junior High, Chief Justice Milvain, and Colonel J. Fred Scott Elementary School.

Built in 1981



Essential Information

MLS® #	A2266113
Price	\$580,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,163
Acres	0.13
Year Built	1981
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	304 Whitefield Drive Ne
Subdivision	Whitehorn
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y5J3

Amenities

Parking Spaces	2
Parking	Parking Pad, Asphalt, Parkade

Interior

Interior Features	Central Vacuum, Jetted Tub
Appliances	Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings, Stove(s)
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Brick Facing, Den, Living Room
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Barbecue, Playground, Storage
Lot Description	Back Yard, Few Trees, Fruit Trees/Shrub(s), Landscaped, Lawn, Level
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding, Brick
Foundation	Poured Concrete

Additional Information

Date Listed	November 3rd, 2025
Days on Market	1
Zoning	R-CG

Listing Details

Listing Office	eXp Realty
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