

# \$314,900 - 116, 1055 72 Avenue Nw, Calgary

MLS® #A2257300

**\$314,900**

2 Bedroom, 1.00 Bathroom, 894 sqft

Residential on 0.00 Acres

Huntington Hills, Calgary, Alberta

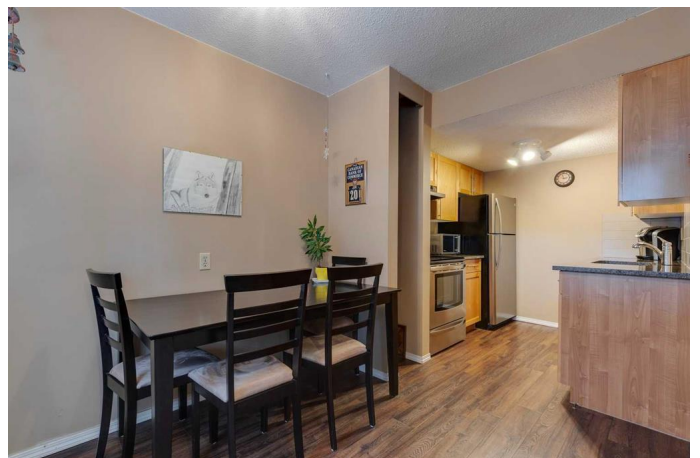
**\*\*Back on market due to financing\*\*** Welcome to Huntington Ridge and 116, 1055 72 Avenue NW in Huntington Hills. This home offers just under 1,000 sq ft of lovingly cared-for living space with updates throughout. Inside, youâ€™ll find newer windows, a newer furnace, hot water on demand, and a brand-new washer and dryer. The bathroom has been updated, and both bedrooms are large with plenty of space to relax. Step outside to your own fenced yard â€“ private, sunny, and perfect for pets, kids, or a quiet morning coffee. Living here means more than just the home. Huntington Hills is a convenient, established community with schools, shopping, and green space all nearby. Youâ€™ve got Superstore right in the neighbourhood, Deerfoot City minutes away, and easy access to Nose Hill Park for outdoor escapes. Commuting is simple with quick routes to Deerfoot Trail, Centre Street, and public transit. This is a great opportunity to own in a central, family-friendly neighbourhood with everything you need close by. For more information, photos, and guided 360 tour click the links below!

Built in 1977

## Essential Information

MLS® # A2257300

Price \$314,900



|                |               |
|----------------|---------------|
| Bedrooms       | 2             |
| Bathrooms      | 1.00          |
| Full Baths     | 1             |
| Square Footage | 894           |
| Acres          | 0.00          |
| Year Built     | 1977          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 116, 1055 72 Avenue Nw |
| Subdivision | Huntington Hills       |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2K 5S4                |

### Amenities

|                |                                      |
|----------------|--------------------------------------|
| Amenities      | Parking, Playground, Visitor Parking |
| Parking Spaces | 1                                    |
| Parking        | Assigned, Outside, Stall, Plug-In    |

### Interior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Interior Features | Vinyl Windows, Tankless Hot Water                                          |
| Appliances        | Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Instant Hot Water |
| Heating           | Forced Air, Natural Gas                                                    |
| Cooling           | None                                                                       |
| Basement          | None                                                                       |

### Exterior

|                   |                                |
|-------------------|--------------------------------|
| Exterior Features | Private Entrance, Private Yard |
| Lot Description   | Corner Lot, Lawn, Level        |
| Roof              | Asphalt Shingle                |
| Construction      | Brick, Wood Frame, Wood Siding |
| Foundation        | Poured Concrete                |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 18th, 2025 |
| Days on Market | 31                   |
| Zoning         | M-CG d44             |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.