

4, 139 Huntington Park Green NW  
Calgary, Alberta

MLS # A2164832



**\$375,000**

<b>Division:</b>	Huntington Hills		
<b>Type:</b>	Residential/Four Plex		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,018 sq.ft.	<b>Age:</b>	1973 (51 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	1 full / 1 half
<b>Garage:</b>	Stall		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	Back Lane, Corner Lot, Front Yard, Greenbelt, Rectangular Lot		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 0
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Stucco, Wood Siding	<b>Zoning:</b>	M-C1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	See Remarks		

**Inclusions:** N/A

NO CONDO FEES!!! QUICK POSSESSION AVAILABLE!!! Affordability at it's best! Unit #4 is an end unit with a fully fenced front yard, siding onto a green space and is very short walk to schools, parks & playgrounds. The main floor features a large living, dining room, half bath and kitchen. The upper level features 3 bedrooms and a 4pc bath. The lower level is undeveloped with laundry & mechanical but has plenty of space for future development. Recent updates include painting, flooring, lighting and some appliance upgrades. Great location and close to all the amenities.