

# \$329,900 - 2, 1055 72 Avenue Nw, Calgary

MLS® #A2264496

**\$329,900**

2 Bedroom, 1.00 Bathroom, 956 sqft

Residential on 0.00 Acres

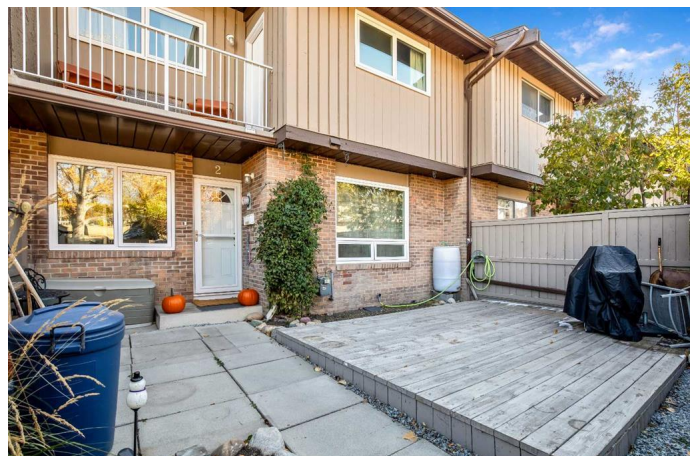
Huntington Hills, Calgary, Alberta

((((( Open House Sunday, November 9th  
1pm-4pm.))))))

Family friendly complex close to schools in Northwest Calgary. Step into this bright, cheerful, and beautifully updated two-bedroom, one-bathroom townhouse! The main floor has been thoughtfully renovated to create an open-concept layout that flows seamlessly from the kitchen to the living area—perfect for entertaining or relaxing at home. This inviting space features hardwood floors throughout the home, with tile in the kitchen for easy maintenance and modern style. For additional storage, this unit offers a crawlspace accessible through the laundry area, as well as extra space under the stairs. A storage shed in the yard is also included.

Located in a well-maintained complex in desirable Northwest Calgary, this home offers the ideal blend of comfort, style, and convenience. You™ll love being close to schools, Nose Hill Park, the recreation centre, and the city library. Excellent shopping options are just minutes away, including Superstore and Deerfoot City.

Inside, you™ll find numerous recent upgrades: granite countertops, new windows, a new front and patio door, a brand-new dishwasher and fridge, plus a newer washer and dryer. The furnace has been refurbished and is in excellent condition, and the hot water tank is newer, offering peace of mind for years



to come.

The spacious primary bedroom easily fits a king-sized bed and features its own private balcony—perfect for morning coffee or evening relaxation. The upper floor also includes a second bedroom and a full bathroom.

Step outside to enjoy your beautifully landscaped garden and deck, an inviting outdoor retreat for spring and summer gatherings. This home truly has it all—comfort, modern style, and an unbeatable location!

(pets are allowed )

Built in 1977

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2264496      |
| Price          | \$329,900     |
| Bedrooms       | 2             |
| Bathrooms      | 1.00          |
| Full Baths     | 1             |
| Square Footage | 956           |
| Acres          | 0.00          |
| Year Built     | 1977          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

**Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 2, 1055 72 Avenue Nw |
| Subdivision | Huntington Hills     |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2K 5S4              |

**Amenities**

|                |                             |
|----------------|-----------------------------|
| Amenities      | Playground, Visitor Parking |
| Parking Spaces | 1                           |
| Parking        | Stall                       |

## Interior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Interior Features | No Smoking Home, Pantry                                                    |
| Appliances        | Dishwasher, Refrigerator, Stove(s), Washer/Dryer Stacked, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                    |
| Cooling           | Other                                                                      |
| Has Basement      | Yes                                                                        |
| Basement          | Crawl Space                                                                |

## Exterior

|                   |                         |
|-------------------|-------------------------|
| Exterior Features | Balcony                 |
| Lot Description   | Cul-De-Sac              |
| Roof              | Asphalt Shingle         |
| Construction      | Wood Frame, Wood Siding |
| Foundation        | Poured Concrete         |

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 16th, 2025 |
| Days on Market | 26                 |
| Zoning         | M-CG d44           |

## Listing Details

|                |                              |
|----------------|------------------------------|
| Listing Office | TREC The Real Estate Company |
|----------------|------------------------------|

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.