

# \$475,000 - 537 Whiteland Drive Ne, Calgary

MLS® #A2255227

**\$475,000**

6 Bedroom, 2.00 Bathroom, 1,050 sqft

Residential on 0.07 Acres

Whitehorn, Calgary, Alberta

Welcome to this spacious and renovated 6-bedroom, 2-bathroom semi-detached home located in the desirable community of Whitehorn! Featuring a bright and functional layout, this home includes an illegal basement suite – perfect for extended family or rental potential. Recent updates throughout offer modern comfort and style, making it move-in ready.

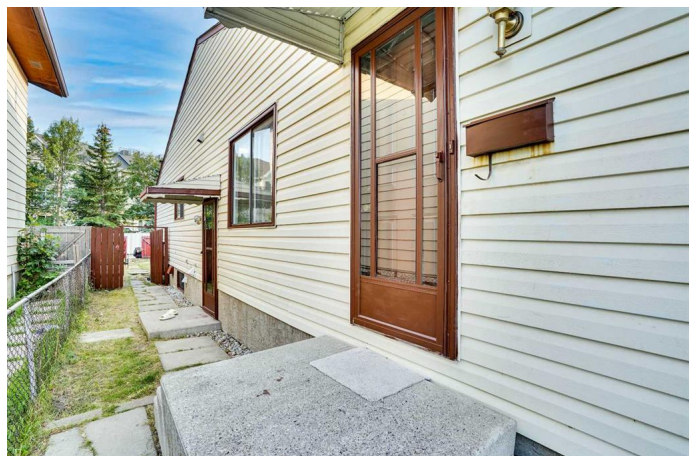
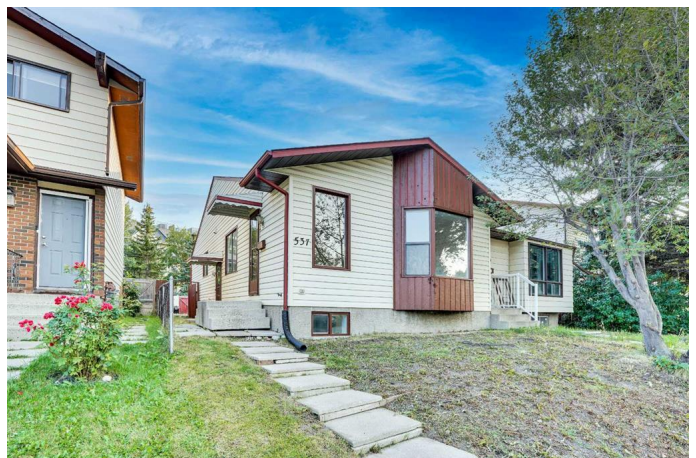
Enjoy your own private yard with back lane access and potential to build a detached garage (subject to city approval). Ideally located just steps from schools, playgrounds, shopping, transit, and more – this is a fantastic opportunity for first-time buyers, investors, or large families looking for space and convenience.

Don't miss out – book your showing today!

Built in 1980

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2255227  |
| Price          | \$475,000 |
| Bedrooms       | 6         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,050     |
| Acres          | 0.07      |



|            |                        |
|------------|------------------------|
| Year Built | 1980                   |
| Type       | Residential            |
| Sub-Type   | Semi Detached          |
| Style      | Side by Side, Bi-Level |
| Status     | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 537 Whiteland Drive Ne |
| Subdivision | Whitehorn              |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T1Y 3S5                |

### Amenities

|                |                         |
|----------------|-------------------------|
| Parking Spaces | 2                       |
| Parking        | Off Street, Parking Pad |

### Interior

|                   |                                                                     |
|-------------------|---------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home, Quartz Counters, Separate Entrance |
| Appliances        | Dishwasher, Electric Stove, Refrigerator, Washer/Dryer              |
| Heating           | Forced Air, Natural Gas                                             |
| Cooling           | None                                                                |
| Has Basement      | Yes                                                                 |
| Basement          | Exterior Entry, Finished, Full, Suite, Walk-Up To Grade             |

### Exterior

|                   |                                        |
|-------------------|----------------------------------------|
| Exterior Features | Private Yard                           |
| Lot Description   | Back Lane, Landscaped, Rectangular Lot |
| Roof              | Asphalt Shingle                        |
| Construction      | Concrete, Vinyl Siding, Wood Frame     |
| Foundation        | Poured Concrete                        |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 8th, 2025 |
| Days on Market | 7                   |
| Zoning         | R-CG                |

### Listing Details

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.