1156 Abbeydale Drive NE

Calgary | Active | MLS® A2359048

$589,900









Bedrooms	Bathrooms	Year Built	Living area
5	**3**	**1979**	**1,173.89 sq. ft.**

Your next move starts with a conversation.

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Listed by RE/MAX Complete Realty

A closer look

WELCOME TO THIS BEAUTIFULLY RENOVATED BUNGALOW AT 1156 ABBEYDALE DRIVE NE!
Offering exceptional value, modern upgrades, and incredible versatility, this extensively renovated 5-bedroom, 3-bathroom bungalow features a double detached garage and a spacious, fully fenced lot. The home has undergone numerous recent improvements, making it an excellent move-in-ready opportunity for homeowners and investors alike. The bright and inviting main floor showcases new flooring, fresh paint, new windows, and beautifully updated finishes throughout. The completely refreshed kitchen features brand-new cabinetry, new countertops, and new appliances, including a refrigerator, microwave hood fan, and range. Additional major upgrades include a newer furnace, newer hot water tank, and numerous other improvements that enhance the home's comfort, functionality, and overall appeal. Adding tremendous value and flexibility is the separate rear entrance leading to a spacious 2-bedroom legal basement suite, complete with additional bonus and recreation space. Whether you are looking to accommodate extended family, enjoy additional living space, or generate rental income, this property offers outstanding possibilities.
Outside, enjoy the huge, fully fenced backyard featuring a rear patio, perfect for summer barbecues, entertaining, or relaxing with family and friends. The property also offers a double detached garage and additional street parking. Conveniently located close to schools, parks, shopping, public transit, and major amenities, this extensively updated property is an excellent opportunity for first-time buyers, growing families, and savvy investors. A fantastic combination of extensive renovations, modern comfort, income potential, and exceptional value. This is one you won't want to miss!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2359048
Bedrooms	5
Bathrooms	3
Year Built	1979
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	Yes
Num Legal Suites:	1

Num Illegal Suites:	0
Home Style:	Bungalow
Total Living Area:	1,173.89 sq. ft.
Main Level Finished Area:	1,173.89 sq. ft.
Below Grade Finished Area:	1,072.29 sq. ft.
Acreage:	No
Lot Area:	5,315 sq. ft.
Lot Frontage:	48'4"
Front Exposure:	Southwest
Unit Exposure:	Southwest
Levels:	One
Total Rooms Above Grade:	7
Year built:	1979 (Age: 47)
Bedrooms:	5 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	3
Bedrooms Below Grade:	2
Bathrooms:	3.0 (Full:3, Half:0)
Num Ensuite Baths:	1
Plan:	7811081
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, Separate/Exterior Entry
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Brick, Wood Frame, Wood Siding
Structure Type:	House

Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Tile, Vinyl Plank
Cooling:	None
Fireplaces:	0
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Detached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Basement, Main Level
City Quadrant:	Northeast
Community:	Abbeydale
Appliances:	Dishwasher, Dryer, Electric Range, Electric Stove, ENERGY STAR Qualified Refrigerator, Microwave Hood Fan, Range Hood, Refrigerator, Washer, Washer/Dryer Stacked
Inclusions:	N/A
Restrictions:	None Known
Main Floor	Bedroom · 13'5" × 8'1" ·
Main Floor	Bedroom · 10'10" × 8'10" ·
Main Floor	Bedroom - Primary · 15'1" × 11'6" ·
Main Floor	Dining Room · 13'7" × 9'9" ·
Main Floor	Foyer · 7'1" × 3'11" ·
Main Floor	Kitchen · 14'6" × 14'1" ·
Main Floor	Living Room · 14'8" × 13'7" ·
Main Floor	Laundry · 3' × 2'6" ·
Main Floor	Pantry · 3'7" × 2'7" ·

Basement	Bedroom · 14'10" × 10'10" ·
Basement	Bedroom · 11'7" × 8'11" ·
Basement	Bonus Room · 13'11" × 12'10" ·
Basement	Kitchen · 13'3" × 11'9" ·
Basement	Pantry · 3'5" × 3'3" ·
Basement	Family Room · 14'9" × 9'5" ·
Title to Land:	Fee Simple
Community Features:	Park, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Breakfast Bar, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Storage, Vinyl Windows
Exterior Features:	Private Entrance, Private Yard
Patio And Porch Features:	Patio
Lot Features:	Back Lane, Back Yard, Landscaped, Private, Rectangular Lot
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	R-C2
Listed Date:	Nov 19, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1156-abbeydale-drive-ne-calgary-a2359048/

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