239 24 Avenue NE

Calgary | Active | MLS® A2348016

$649,900









Bedrooms	Bathrooms	Year Built	Living area
3	**2**	**1948**	**805 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Real Broker

A closer look

OPEN HOUSE SAT NOV 21.....2-4! PRICE ADJUSTMENT!!! LEGAL SECONDARY SUITE!! Immaculate raised bungalow on a treed 37.5' lot in the heart of Tuxedo Park! The curb appeal will hit you right away! This mid-century beauty checks all the boxes....charm galore, renovations that were done keeping in mind the era of the 1950s. Think rounded arches, art deco fireplace details, fabulous original oak floors . Both bedrooms are generous in size, one has a walk in closet and both the kitchen and the bath are updated...kitchen features stainless appliances, the entire home has newer windows.....lower legal secondary suite is bright and airy. Shared laundry, newer furnace, HTW, electrical and plumbing. Big south-facing backyard is fully fenced, including a garden plot, single garage/storage shed....loads of room for extra parking.....bike and walk to schools, shopping, 10 minutes to downtown and easy access to Deerfoot or Stoney Trail.....Check it out! It's a 10! Note lower suite photos feature some virtual staging.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2348016
Bedrooms	3
Bathrooms	2
Year Built	1948
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:	805 sq. ft.
Main Level Finished Area:	805 sq. ft.
Below Grade Finished Area:	740 sq. ft.

Acreage:	No
Lot Area:	4,434 sq. ft.
Lot Frontage:	37'6"
Front Exposure:	North
Unit Exposure:	North
Levels:	One
Total Rooms Above Grade:	4
Year built:	1948 (Age: 78)
Bedrooms:	3 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	1
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	0
Plan:	1367O
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Metal Siding, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Ceramic Tile, Hardwood, Vinyl Plank
Cooling:	None
Fireplaces:	2

Fireplace Details:	Electric, Gas
Garage:	Yes
Garage Spaces:	1
Parking:	Off Street, Single Garage Detached
Parking Places:	3
Parking Total/Covered:	3 / -
Laundry Features:	Common Area, In Basement, Laundry Room
City Quadrant:	Northeast
Community:	Tuxedo Park
Appliances:	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Inclusions:	2nd fridge, 2nd electric stove, 2nd dishwasher, 2nd microwave
Restrictions:	None Known
Main Floor	Living Room · 16'5" × 12'6" ·
Main Floor	Kitchen · 12'7" × 12'5" ·
Main Floor	Bedroom · 12'7" × 9' ·
Main Floor	Bedroom - Primary · 12'7" × 12'6" ·
Lower Level	Living Room · 19'10" × 16'2" ·
Lower Level	Kitchen · 7'7" × 6'9" ·
Lower Level	Bedroom · 16'4" × 8'4" ·
Lower Level	Furnace/Utility Room · 11'3" × 10'9" ·
Title to Land:	Fee Simple
Community Features:	Schools Nearby, Shopping Nearby, Sidewalks, Street Lights
Interior Features:	Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan, Vinyl Windows, Walk-In Closet(s)
Exterior Features:	Fire Pit, Garden, Private Yard, Rain Barrel/Cistern(s)
Patio And Porch Features:	None

Lot Features:	Back Lane, Back Yard, Front Yard, Fruit Trees/Shrub(s), Garden, Landscaped, Lawn, Treed
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	R-CG
Listed Date:	Sep 24, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/239-24-avenue-ne-calgary-a2348016/

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