5020 80 Avenue NE

Calgary | Active | MLS® A2334675

$6,750,000









Bedrooms	Bathrooms	Year Built	Living area
4	**3**	**1972**	**1,347.31 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by First Place Realty

A closer look

EXCEPTIONAL 4.68-ACRE INVESTMENT & HOLDING OPPORTUNITY in Saddle Ridge! RARELY does a property of this size become available in one of Calgary's fastest-growing northeast communities. Surrounded by ongoing and recent development on neighbouring properties, this prime 4.68-acre parcel presents outstanding long-term holding and FUTURE DEVELOPMENT potential (subject to City approvals). The property features a well-maintained and fully livable **2,417 sq. ft. bi-level home** with a TRIPLE CAR ATTACHED GARAGE, offering the flexibility to live in, rent out, or generate holding income while planning for the future. Strategically located with excellent access to major roadways, amenities, schools, shopping, and transit, this is an exceptional opportunity for developers, builders, land investors, and those looking to secure a premium parcel in a rapidly evolving area. Whether you're seeking your next development project or a valuable land-banking opportunity with the flexibility of an existing residence, this property offers tremendous potential in a highly desirable location.
Opportunities like this are increasingly rare-secure your position in the future growth of Saddle Ridge today.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2334675
Bedrooms	4
Bathrooms	3
Year Built	1972
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Acreage with Residence, Bi-Level
Total Living Area:	1,347.31 sq. ft.
Acreage:	Yes

Lot Area:	4.68 acre(s)
Front Exposure:	South
Levels:	Bi-Level
Total Rooms Above Grade:	6
Year built:	1972 (Age: 54)
Bedrooms:	4 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	2
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	6778AW
Heating:	Forced Air
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Metal Siding
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet
Cooling:	None
Fireplaces:	1
Fireplace Details:	Wood Burning
Garage:	Yes
Garage Spaces:	3

Parking:	Additional Parking, Driveway, Front Drive, Garage Faces Front, Triple Garage Attached
Parking Places:	6
Parking Total/Covered:	6 / -
Laundry Features:	In Basement
City Quadrant:	Northeast
Community:	Saddle Ridge
Appliances:	See Remarks
Inclusions:	N/A
Restrictions:	Call Lister
Main Floor	Bedroom · 14'5" × 11'6" ·
Main Floor	Dining Room · 8'10" × 8'9" ·
Main Floor	Foyer · 7'9" × 7'5" ·
Main Floor	Kitchen · 14'2" × 13'6" ·
Main Floor	Living Room · 24'8" × 16'7" ·
Main Floor	Bedroom - Primary · 14'5" × 13'6" ·
Basement	Bedroom · 13'3" × 11'10" ·
Basement	Bedroom · 11'11" × 11' ·
Basement	Kitchen · 11'5" × 11'2" ·
Basement	Living Room · 21'2" × 12'11" ·
Title to Land:	Fee Simple
Community Features:	Playground, Schools Nearby, Shopping Nearby
Interior Features:	See Remarks
Exterior Features:	None
Patio And Porch Features:	Deck
Lot Features:	Private, Treed

Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	S-FUD
Listed Date:	Aug 05, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/5020-80-avenue-ne-calgary-a2334675/

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Prepared November 24, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.