



\$ 440,000.00

## 80 VAN HORNE CRESCENT NE CALGARY

<https://paulbrinton.com>

Welcome to 80 Van Horne Crescent NE - a detached bungalow style home in the sought after community of Vista Heights. Located exceptionally well close to schools, shopping, parks, playground, transit and minutes from the downtown core and Deerfoot Trail. This home offers exceptional views of the city skyline and...

- 4 beds
- 1 bath
- Detached
- Residential
- Active

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## BASIC FACTS

**Style:** Bungalow

**MLS ® #:** A1160905

**Type:** Detached

**Bedrooms:** 4

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Not a Condo

**Post Updated:** 2021-11-22 18:34:16

**Bathrooms:** 1

**Bedrooms Above Grade:** 3

**Date added:** 11/11/21

**Lot size:** 5694 sq ft

**Year built:** 1963

**Parking:** Single Garage Attached

## PROPERTY FEATURES

**Garage YN:** Yes

**Fireplace:** 1

**Fireplace Features:** Wood Burning

**Exterior Features:** None

**District:** CAL Zone NE

**Inclusions:** N/A

**Lot Features:** Back Lane, No Neighbours Behind, Irregular Lot, Views

**Heating Type:** Forced Air, Natural Gas

**Total Parking:** 2

**Flooring:** Carpet, Hardwood

**Community Features:** Park, Schools Nearby, Sidewalks, Street Lights, Shopping Nearby

**Fencing:** Fenced

**Cooling:** None

**Interior Features:** See Remarks

**Roof Type:** Asphalt Shingle

## PROPERTY INFORMATION

**Basement:** Full, Partially Finished

**Levels:** One



**Laundry features:** In Hall, Laundry Room

**Transaction Type:** For Sale

**Title Land:** Fee Simple

**Rooms Above Grade:** 6

**Suite:** No

**Frontage Metres:** 11.09M 36`5"

**Living Area SF:** 1272.00

**Structure Type:** House

**Restrictions:** See Remarks

**Zoning:** R-C1

**List Price Square Foot:** \$ 353.70

**Photo Count:** 26

**Construction Materials:** Brick

**Foundation:** Poured Concrete

**Appliances:** See Remarks

**Subdivision Name:** Vista Heights

**Lot Size Acres:** 0.13

