

# \$645,500 - 5015 Centre A Street Ne, Calgary

MLS® #A2190012

**\$645,500**

4 Bedroom, 2.00 Bathroom, 1,207 sqft  
Residential on 0.11 Acres

Thornccliffe, Calgary, Alberta

OPEN HOUSE SAT, Feb 8, 12-2 pm, SUN, Feb 9, 2-4 pm. A great opportunity to own this beautiful and cozy 4 bedroom, 2 bath BI-LEVEL house in Thornccliffe, a NE community that has excelled substantially in the past few years due to its accessibility and versatility. This house features 1,207 SF of main floor and 1,025 SF downstairs, for a combined 2,232 SF of living space. This home also features stunning gardens (see summer photo), a wraparound porch, and an unobstructed view of the Thornccliffe disc golf park/green space. This is a midcentury styled home with contemporary updates and warm tones. As you enter, you are welcomed by a large living room with plenty of natural light, and a formal dining area. Kitchen and laundry all feature upgraded appliances. Character is plentiful with the bay window in the nook, sunroom with skylights, and large feature wood burning stone fireplace in the upstairs living room. Main floor has 2 bedrooms including the primary and a 3-piece modern bath. A stunning feature on the main floor is the Solarium, a place with tons of natural light boasting an unprecedented tranquility in the company of natural plants (see photos). This home also features a main split staircase in the front entrance, as well as a second rear set of stairs near the back door for multiple routes to the basement. The basement is cozy, clean, bright, and modern with spacious bedrooms and a natural gas fireplace in the downstairs living area. The garage is fully



sheathed and insulated. Attached to the garage is the studio/creative workspace featuring a statement wall and bold colors. It would make an excellent art/craft area or even a home-based business opportunity. Located in the inner city close to major roadways, amenities, parks, schools, and a 10-minute drive downtown. Inventory is limited at this time, and this house has already generated lots of inquiries from potential buyers. Book your appointment today or drop in during the open house hours.

Built in 1972

### **Essential Information**

MLS® #	A2190012
Price	\$645,500
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,207
Acres	0.11
Year Built	1972
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	5015 Centre A Street Ne
Subdivision	Thornccliffe
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K 1J9

### **Amenities**

Parking Spaces	3
Parking	Garage Faces Rear, Single Garage Detached

# of Garages 1

### **Interior**

Interior Features Ceiling Fan(s), Kitchen Island, No Smoking Home, Chandelier, Wood Counters, Separate Entrance, Storage

Appliances Dishwasher, Microwave, Refrigerator, Gas Stove, Washer/Dryer

Heating Natural Gas, Forced Air

Cooling None

Fireplace Yes

# of Fireplaces 2

Fireplaces Living Room, Gas, Recreation Room, Wood Burning

Has Basement Yes

Basement Finished, Full

### **Exterior**

Exterior Features Dock, Playground

Lot Description Back Lane, Back Yard, Corner Lot, Front Yard, Garden, Low Maintenance Landscape, No Neighbours Behind, Street Lighting

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

### **Additional Information**

Date Listed January 28th, 2025

Days on Market 45

Zoning R-CG

### **Listing Details**

Listing Office D2S Real Estate Ltd

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