

\$399,900 - 12 Whitmire Bay Ne, Calgary

MLS® #A2251514

\$399,900

5 Bedroom, 3.00 Bathroom, 1,179 sqft

Residential on 0.08 Acres

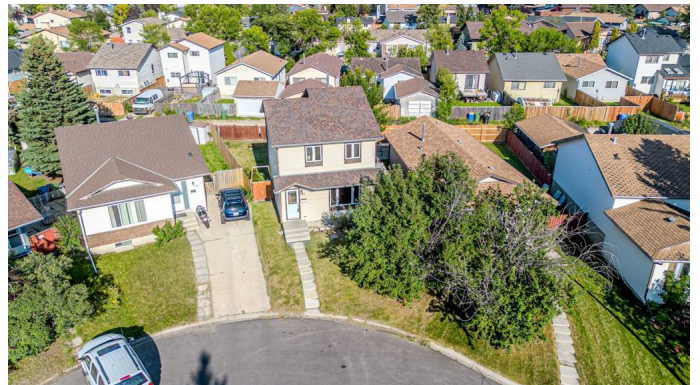
Whitehorn, Calgary, Alberta

OPEN HOUSE WEDNESDAY AUGUST 27
BETWEEN 5PM-8PM. Investor and First-Time
Home Buyer Alert!

Welcome to 12 Whitmire Bay NE, a beautifully renovated and move-in-ready home nestled on a quiet cul-de-sac in the sought-after community of Whitehorn. Ideally located within walking distance to shopping, schools, parks, and the C-Train station, this property offers the perfect blend of convenience and income potential—whether you're looking to invest or call it home.

This spacious residence features a total of 5 bedrooms and 2.5 bathrooms, making it well-suited for large families or those interested in generating rental income. The fully developed basement, includes two bedrooms and a full bathroom, offering excellent potential for a secondary suite. (subject to city approval).

Extensive updates throughout the home include updated vinyl windows along with beautifully renovated bathrooms and a modern, chef-inspired kitchen. The kitchen is finished with Italian marble accents, quartz countertops, and sleek European-style cabinetry, delivering both elegance and functionality. Don't miss this incredible opportunity to own a high-potential property in one of Northeast Calgary's most established and transit-accessible



neighbourhoods. Book your private showing today!

Built in 1981

Essential Information

MLS® #	A2251514
Price	\$399,900
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,179
Acres	0.08
Year Built	1981
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	12 Whitmire Bay Ne
Subdivision	Whitehorn
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y5X4

Amenities

Parking Spaces	2
Parking	Carport

Interior

Interior Features	No Animal Home, No Smoking Home, Quartz Counters
Appliances	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes

Basement	Finished, Full
----------	----------------

Exterior

Exterior Features	Private Yard
-------------------	--------------

Lot Description	Back Lane, Back Yard, Cleared, Cul-De-Sac, Level, Pie Shaped Lot
-----------------	--

Roof	Asphalt Shingle
------	-----------------

Construction	Vinyl Siding
--------------	--------------

Foundation	Poured Concrete
------------	-----------------

Additional Information

Date Listed	August 26th, 2025
-------------	-------------------

Zoning	R-CG
--------	------

Listing Details

Listing Office	Coldwell Banker YAD Realty
----------------	----------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.