

# \$319,000 - 3, 11 Blackthorn Bay Ne, Calgary

MLS® #A2257764

**\$319,000**

3 Bedroom, 2.00 Bathroom, 1,108 sqft

Residential on 0.00 Acres

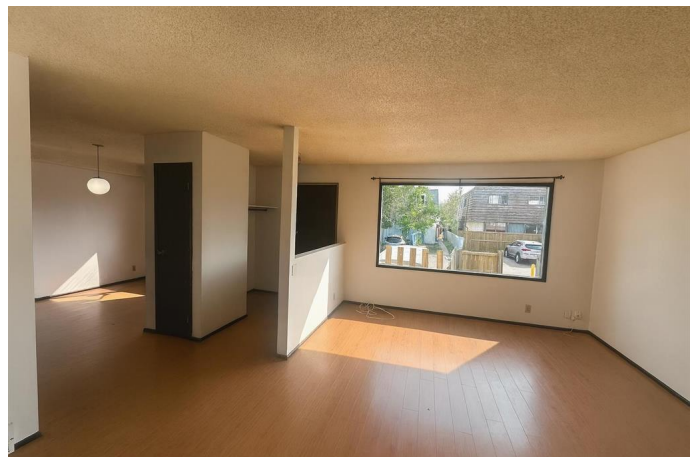
Thornccliffe, Calgary, Alberta

LOW CONDO FEE!! Welcome to this 3-bedroom townhouse located in the highly desirable community of Thornccliffe, offering over 1,400 SQFT of total living space with a finished basement. This property makes an excellent starter home and provides tremendous value for investors, renovators, or first-time buyers. With great potential, this townhouse is ready for your personal upgrades and touches. Ideally situated close to schools, parks, shopping, library, gym, and public transit, the home offers everyday convenience and a true family-friendly lifestyle. Donâ€™t miss this opportunity to own a well-located home in Thornccliffe!

Built in 1975

## Essential Information

MLS® #	A2257764
Price	\$319,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,108
Acres	0.00
Year Built	1975
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey



Status	Active
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### Community Information

Address	3, 11 Blackthorn Bay Ne
Subdivision	Thorncliffe
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K5L4

### Amenities

Amenities	Other
Parking Spaces	1
Parking	Off Street

### Interior

Interior Features	Open Floorplan
Appliances	Electric Stove, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Balcony
Lot Description	Back Yard, Landscaped
Roof	Asphalt/Gravel
Construction	Mixed
Foundation	Poured Concrete

### Additional Information

Date Listed	September 19th, 2025
Days on Market	1
Zoning	M-C1
HOA Fees	100
HOA Fees Freq.	MON

Listing Details

Listing Office                   YMK Real Estate & Manageme



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