

# \$859,000 - 5432 Thornbriar Road Nw, Calgary

MLS® #A2238147

**\$859,000**

4 Bedroom, 4.00 Bathroom, 1,898 sqft

Residential on 0.10 Acres

Thorncliffe, Calgary, Alberta

Welcome to this beautifully maintained, sun-filled 4-bedroom home, ideally situated on a prime corner lot in the vibrant inner-city community of Thorncliffe. With over 2,586 sq ft of developed living space, this property features a large open-concept kitchen—perfect for family gatherings, everyday living, and entertaining with ease. The fully finished basement offers additional living space with a fourth bedroom and bathroom, ideal for a home office, guest suite, gym, or media room. An attached double garage and 2.5 bathrooms add to the home's comfort and functionality.

Enjoy unparalleled convenience with nearby schools, parks, shopping, public transit, and scenic bike paths all just steps away. Whether you're raising a family or looking to invest in a well-located home, this is a rare opportunity you won't want to miss.

Book your private showing today!

Built in 2001

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2238147  |
| Price          | \$859,000 |
| Bedrooms       | 4         |
| Bathrooms      | 4.00      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 1,898     |



|            |             |
|------------|-------------|
| Acres      | 0.10        |
| Year Built | 2001        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | 2 Storey    |
| Status     | Active      |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 5432 Thornbriar Road Nw |
| Subdivision | Thorncliffe             |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T2K 2X6                 |

### Amenities

|                |                                                                         |
|----------------|-------------------------------------------------------------------------|
| Parking Spaces | 4                                                                       |
| Parking        | Concrete Driveway, Double Garage Attached, Enclosed, Garage Door Opener |
| # of Garages   | 2                                                                       |

### Interior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Granite Counters, Jetted Tub, Vaulted Ceiling(s)                               |
| Appliances        | Dishwasher, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer/Dryer Stacked |
| Heating           | ENERGY STAR Qualified Equipment, Fireplace(s), Natural Gas                                    |
| Cooling           | None                                                                                          |
| Fireplace         | Yes                                                                                           |
| # of Fireplaces   | 1                                                                                             |
| Fireplaces        | Gas, Stone                                                                                    |
| Has Basement      | Yes                                                                                           |
| Basement          | Exterior Entry, Finished, Full                                                                |

### Exterior

|                   |                                                               |
|-------------------|---------------------------------------------------------------|
| Exterior Features | Garden, Lighting, Private Yard                                |
| Lot Description   | Back Lane, Back Yard, Corner Lot, Few Trees, Front Yard, Lawn |
| Roof              | Asphalt Shingle                                               |
| Construction      | Brick, Stucco, Wood Frame                                     |
| Foundation        | Poured Concrete                                               |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 17th, 2025 |
| Days on Market | 17              |
| Zoning         | R-CG            |

## Listing Details

|                |                                          |
|----------------|------------------------------------------|
| Listing Office | Classic Property Management & Realty Ltd |
|----------------|------------------------------------------|

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