

\$639,900 - 6023 Thornbank Drive, Calgary

MLS® #A2266755

\$639,900

4 Bedroom, 2.00 Bathroom, 1,174 sqft

Single Family on 0.15 Acres

Thornccliffe, Calgary, Alberta

***ATTENTION AMAZING OPPORTUNITY at AN INCREDIBLE PRICE FOR INVESTORS, FAMILIES, PROFESSIONALS or SENIORS looking for 1 level living - TAKE A LOOK AT THIS STUNNING Bungalow + LEGAL Non-Conforming Suite (grandfathered) in Thornccliffe NW Updated â€¢ Income Potential â€¢ Incredible Location â€¢ Move-In Ready!!! Welcome to this beautifully updated bungalow in the sought-after community of Thornccliffe NW - a neighbourhood that truly has it all! From parks, playgrounds, and schools to major shopping centers, restaurants, and even the airport just minutes away, this location offers the ultimate in convenience and lifestyle. Inside, youâ€™ll find a bright, spacious main floor featuring a stunning renovated kitchen with stainless steel appliances, a formal dining area perfect for family gatherings, and a sunlit living room with ample space for entertaining. The main level includes three generous bedrooms, a stylish full bath (double vanity) with stacked laundry, and modern updates throughout - including fresh paint, updated lighting, and refined finishes. Downstairs, a LEGAL Non-Conforming Suite (grandfathered) with a separate entrance offers exceptional income potential or space for extended family. The LEGAL Non-Conforming Suite (grandfathered) boasts two large bedrooms, its own laundry, a full kitchen, and a warm, inviting living area that feels like home. Outside, enjoy a massive backyard, attached single garage,



wide/extra-long driveway, and alley access for additional parking or future possibilities. Whether you’re looking for an investment property, a multi-generational home, or simply a turn-key opportunity in a prime location, this Thorncliffe gem delivers it all. DON'T WAIT AS AT THIS PRICE IT WON'T LAST - BOOK A SHOWING NOW!!!
(id:6289)

Built in 1956

Essential Information

Listing #	A2266755
Price	\$639,900
Bedrooms	4
Bathrooms	2.00
Square Footage	1,174
Acres	0.15
Year Built	1956
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	6023 Thornbank Drive
Subdivision	Thorncliffe
City	Calgary
Province	Alberta
Postal Code	T2K3P4

Amenities

Amenities	Park, Playground, Schools, Shopping
Features	Back lane
Parking Spaces	4
Parking	Attached Garage, Other, Parking Pad, RV
# of Garages	1

Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, Microwave Range
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Hood Combo, Window Coverings, Garage door opener, Washer/Dryer Stack-Up

Heating Forced air

Cooling None

of Stories 1

Has Basement Yes

Basement Suite

Exterior

Exterior Concrete, Vinyl siding

Exterior Features Fruit trees, Landscaped, Lawn

Construction Poured concrete, Wood frame

Foundation Poured Concrete

Listing Details

Listing Office eXp Realty



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Listing information last updated on October 28th, 2025 at 11:01am PDT