



521 10 Avenue NE
Calgary, Alberta

MLS # A2322969



\$840,000

Division:	Renfrew		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,560 sq.ft.	Age:	1912 (114 yrs old)
Beds:	4	Baths:	2
Garage:	Asphalt, Garage Door Opener, Garage Faces Rear, Heated Garage, Insulated		
Lot Size:	0.10 Acre		
Lot Feat:	Back Lane		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Ceramic Tile, Hardwood, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Partial	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, High Ceilings, Open Floorplan, Quartz Counters, See Remarks, Storage		

Inclusions: Lorex Ring Doorbell & 2 cameras in the front yard, shelves in living room and kitchen, Closet Shelving Units in all Bedrooms, Bathroom Shelves, Murphy Bed Downstairs

Open House this Saturday 2-4pm. Some homes are renovated. This one was reimagined with heart. Nestled on a quiet, tree-lined street in the heart of Renfrew, this cherished character home has been lovingly transformed over time by owners who thoughtfully invested in both beauty and function, creating a home that feels warm, intentional, and truly special. Filled with natural light from its sunny south exposure, the main floor blends timeless character with modern comfort. At the centre of the home is a stunning chef-inspired kitchen, extensively renovated with new cabinetry, premium appliances including a 36" gas range, thoughtful storage solutions, under-cabinet and interior drawer lighting, and carefully considered design details that elevate everyday living. Meaningful improvements throughout the home include updated mechanical systems, air conditioning, furnace, refreshed living spaces, renovated laundry and basement bath, upgraded windows, and an incredible sunroom addition that extends enjoyment of every season. Step outside and discover one of the home's most magical features—an expansive backyard retreat. Surrounded by mature landscaping and anchored by a beautiful apple tree, this private outdoor space was designed to be enjoyed. Raised garden planters, peony gardens, irrigation, a spacious deck, and generous room for kids, pets, entertaining, and quiet evenings make this yard feel increasingly rare in the inner city. The heated and insulated garage, additional parking area, and extensive infrastructure updates—including sewer improvements—offer peace of mind and practicality. Located in one of Calgary's most loved inner-city communities, Renfrew offers the perfect balance of connection and neighbourhood charm. Walk to downtown, local coffee shops, parks, playgrounds,

pathways along the river, grocery stores, and off-leash areas while enjoying the warmth of a close-knit community. A home with soul, history, and exceptional care—ready for its next chapter.