

# \$749,900 - 1028 Thorneycroft Drive Nw, Calgary

MLS® #A2234815

**\$749,900**

4 Bedroom, 3.00 Bathroom, 1,251 sqft

Residential on 0.13 Acres

Thorncliffe, Calgary, Alberta

Welcome to 1028 Thorneycroft Drive NW, an extensively renovated bungalow nestled on an elevated lot in the mature and central community of Thorncliffe. Surrounded by towering spruce trees, this beautifully updated home offers a sense of privacy and tranquility, all while being minutes from downtown.

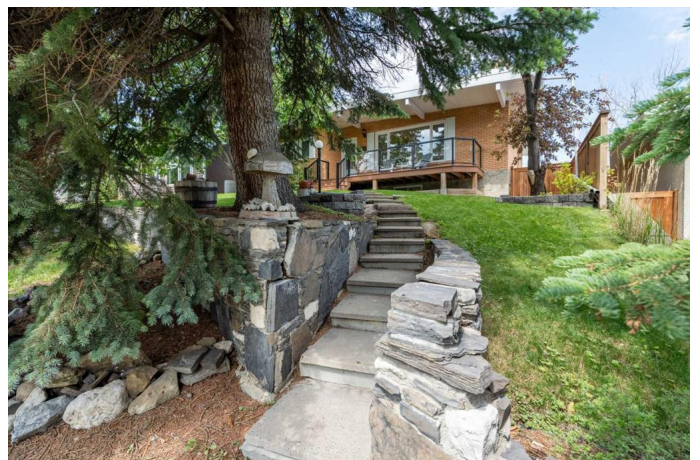
Originally built in 1965, this home underwent a professional, top-to-bottom renovation in 2016—stripped down to the studs and rebuilt with quality and longevity in mind. The main floor features solid maple hardwood flooring, new insulation, new windows and doors, LED lighting, and a metal roof with added insulation to improve year-round energy efficiency. The spacious living room offers a picturesque view thanks to the home's elevated position above the road.

The kitchen is a chef's dream, maple shaker cabinetry with soft-close drawers and doors, pull-out pantry organizers, and a clever corner pull-out system. A proper hood fan with make-up air system rounds out this highly functional space.

All major systems were updated, including electrical wiring (with CAT-5 and coaxial lines), plumbing, and a new breaker panel.

Mechanical upgrades include a 50-gallon high-efficiency hot water tank and a Lennox high-efficiency furnace (2024) complete with humidifier and smart Ecobee thermostat.

The basement is finished with durable vinyl plank flooring, a fully functioning wet bar, and generous living space—perfect for



entertaining or family gatherings.

The primary suite includes a walk-in closet with built-in organizers and a luxurious 6-ft soaker tub in the ensuite. All closets throughout the home feature built-in organization.

Enjoy the outdoors from the zero-maintenance front deck with composite decking, glass railings, and LED soffit lighting, including a built-in Christmas light plug and switch.

The oversized double garage (renovated in 2018) is heated, insulated, and finished with Hardie Board siding, a newer window and man door, built-in shelving, and storage for winter tires. Additional custom soffit lighting provides safety and security.

The professionally landscaped backyard (2019) features retaining wall garden beds, a large paving stone patio, a concrete parking pad for your RV or boat, and a custom-built playhouse that’s insulated and finished to match the garage with shingles, Hardie Board siding, swings, a slide, and climbing wall.

A rare find in Thorncliffe—move-in ready, upgraded, and loaded with thoughtful features for modern family living.

Built in 1965

**Essential Information**

MLS® #	A2234815
Price	\$749,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,251
Acres	0.13
Year Built	1965
Type	Residential

Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	1028 Thorneycroft Drive Nw
Subdivision	Thorncliffe
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K3K8

### Amenities

Parking Spaces	4
Parking	Alley Access, Double Garage Detached, Garage Door Opener, Heated Garage, Insulated, On Street, See Remarks, Additional Parking
# of Garages	2

### Interior

Interior Features	Bar, Kitchen Island, No Smoking Home, Open Floorplan, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Brick Facing, Living Room, Mantle, Wood Burning, See Remarks, Stone
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Front Yard, Fruit Trees/Shrub(s), Landscaped, Lawn, Low Maintenance Landscape, Rectangular Lot, See Remarks
Roof	Metal
Construction	Brick, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	June 26th, 2025
Days on Market	16
Zoning	R-CG

**Listing Details**

Listing Office	CIR Realty
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