

# \$579,900 - 5915 22 Avenue Ne, Calgary

MLS® #A2224903

**\$579,900**

5 Bedroom, 3.00 Bathroom, 1,249 sqft  
Residential on 0.13 Acres

Pineridge, Calgary, Alberta

Welcome to this beautifully maintained bungalow in the established and convenient community of Pineridge. Offering over 2,200 square feet of developed living space, this home features 3 bedrooms on the main floor and 2 more in the basement, along with a full bathroom on each level.

Step inside and youâ€™re greeted by large, bright windows, hardwood floors, and a spacious living room with a cozy wood-burning fireplace. The layout flows into a designated dining area and a refreshed kitchen with white quartz countertops, matching white cabinetry, and sleek black hardware for a clean, modern touch.

The primary bedroom includes a private 2-piece ensuite and generous space, while the additional bedrooms upstairs offer great flexibility. Downstairs, a separate side entrance leads to a fully finished basement with an open-concept layout. Youâ€™ll find 2 additional bedrooms, another full bathroom, and plenty of storage. The basement suite offers extra functionality and potential.

Outside, enjoy a south-facing backyard thatâ€™s wide open and full of charm. With well-maintained grass, fruit trees, and a handy storage shed, thereâ€™s no shortage of space to relax, garden, or entertain. Additional highlights include a new hot water tank (June 2024), roof replacement (2019/2020), and a



water softener system.

Located just minutes from Stoney Trail, Trans Canada Highway, schools, shopping centres, and public transit, this property offers both comfort and accessibility. Book your showing today and see it for yourself!

Built in 1976

**Essential Information**

MLS® #	A2224903
Price	\$579,900
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,249
Acres	0.13
Year Built	1976
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	5915 22 Avenue Ne
Subdivision	Pineridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 2C1

**Amenities**

Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

**Interior**

Interior Features	No Animal Home, Quartz Counters, Separate Entrance, Storage
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	City Lot, Few Trees, Front Yard, Fruit Trees/Shrub(s), Private, Rectangular Lot, Standard Shaped Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	July 31st, 2025
Days on Market	2
Zoning	R-CG

## Listing Details

Listing Office	Royal LePage Benchmark
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.