

\$539,900 - 163, 3437 42 Street Nw, Calgary

MLS® #A2083792

\$539,900

2 Bedroom, 3.00 Bathroom, 1,686 sqft
Residential on 6.03 Acres

Varsity, Calgary, Alberta

This chic + vogue abode describes this STYLE conscious EXECUTIVE townhome. IDEAL for the URBAN buyer! Tastefully updated offering a gorgeous main floor, DRAMATIC with dark espresso hardwoods, raised dining area + spacious living room adorned by an attractive wood burning fireplace (gas assist). Comfy too with natural sunlight through french doors opening to a sunny west facing and private back deck. The European-inspired kitchen blooms with colour! Featuring granite counter tops, gas stove, stainless steel appliances + lovely, bright eating nook. The upper level offers a very cozy den area, a generous master suite with DREAMY/beautiful ensuite featuring a stunning glass shower, soaker tub, heated floors + a great walk in closet with custom organizers. A generous 2nd bedroom + 3pc bath complete this level. Lower level offers a large laundry/utility area with plenty of storage + a double (tandem) garage. Notable recent improvements include newer Refrigerator (3 yrs), H2O Tank (2 yrs) and garburator (2023). Close to a sweet green space & pond, this home is conveniently located near shopping, transit+Calgary's University. Lovely west facing back deck equipped with gas line for your BBQ! Cuddle up by the fireplace and be in your new home by Christmas. :)

Built in 1980

Essential Information



MLS® #	A2083792
Price	\$539,900
Sold Price	\$522,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,686
Acres	6.03
Year Built	1980
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	163, 3437 42 Street Nw
Subdivision	Varsity
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 2M7

Amenities

Amenities	Storage, Visitor Parking
Parking Spaces	2
Parking	Double Garage Attached, Tandem

Interior

Interior Features	French Door, Granite Counters, Soaking Tub
Appliances	Dishwasher, Dryer, Garage Control(s), Garburator, Gas Stove, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Mixed
Has Basement	Yes
Basement	Finished, Partial

Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Landscaped, Level
Roof	Asphalt Shingle
Construction	Aluminum Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 29th, 2023
Date Sold	October 28th, 2023
Days on Market	29
Zoning	M-C1 d75
HOA Fees	0.00

Listing Details

Listing Office	CENTURY 21 BAMBER REALTY LTD.
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