

\$479,995 - 3527 42 Street Ne, Calgary

MLS® #A2119792

\$479,995

5 Bedroom, 2.00 Bathroom, 1,193 sqft

Residential on 0.07 Acres

Whitehorn, Calgary, Alberta

FULLY RENOVATED | AFFORDABLE HOME presenting an exceptional duplex residence located in the highly coveted Whitehorn subdivision, where the perfect blend of comfort and convenience meets contemporary style and functionality. With 5 beds and 2 baths, this property boasts a spacious layout designed to cater to every facet of modern living. Upon entering the welcoming main level, you are greeted by a cozy living room that sets the stage for relaxation and social gatherings. The adjoining dining room seamlessly connects these spaces, creating an ideal environment for family meals or entertaining guests. The kitchen is a delight, featuring sleek new cabinetry, elegant quartz countertops, and newer stainless steel appliances that blend both form and function effortlessly. Whether you're preparing a gourmet meal or simply enjoying a morning coffee, this culinary space offers both convenience and style. Adding a touch of practicality, a convenient 4pc bathroom completes this level. Ascending to the upper floor reveals a tranquil oasis. The primary bedroom serves as a true retreat, featuring an en-suite bathroom with access to other bedrooms and a walk-in closet, a personal haven of organization and tranquility. Two additional bedrooms on this level offer versatility, suitable for family members, a home office, or a guest room. In basement you will find 2 more bedrooms perfect for big families . With the added convenience of huge concrete pad at the front, your vehicles will find



a secure home, streamlining your daily routine. Revel in the tranquility of a welcoming community while being in proximity to local amenities, including schools, LRT, parks, Peter Lougheed Hospital , Shopping and more. Seize the opportunity to own this remarkable duplex home seamlessly combining comfort, style, and functionality. Schedule your showing today with your favourite Realtor and embark on the lifestyle you've been dreaming of for the past year. Check out the virtual tour!

Built in 1979

Essential Information

MLS® #	A2119792
Price	\$479,995
Sold Price	\$485,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,193
Acres	0.07
Year Built	1979
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	3527 42 Street Ne
Subdivision	Whitehorn
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y4S5

Amenities

Parking Spaces	4
----------------	---

Parking	Off Street, Parking Pad
---------	-------------------------

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Microwave, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 3rd, 2024
Date Sold	April 11th, 2024
Days on Market	8
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	Diamond Realty & Associates LTD.
----------------	----------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.