

\$579,000 - 4422 Greenview Place Ne, Calgary

MLS® #A2130430

\$579,000

4 Bedroom, 2.00 Bathroom, 1,040 sqft

Residential on 0.10 Acres

Greenview, Calgary, Alberta

Well maintained property has 3 SOURCES OF RENTAL INCOME: 3 bedroom suite on main floor (1040 sq. ft.+ private laundry/storage in basement); 1 bedroom (illegal) basement suite with 4 pce bath and it's own laundry/storage room; and a double detached garage (wired & insulated) with lane access. Features include a generous pie-shaped lot in a desirable neighborhood, a spacious private fenced yard with patio and established shrubs, and a quiet cul-de-sac location in Greenview. New polyurethane foam roof was completed in 2021. Main floor kitchen has been freshly painted and has a new dishwasher and new above-stove microwave. Lower level suite has Roxul insulation in the ceilings and walls for sound reduction. Three exceptional tenants in place. Just a half block to a park and a few blocks walk from future GREEN LINE METRO on Centre St. & McKnight Blvd.

Built in 1967

Essential Information

MLS® #	A2130430
Price	\$579,000
Sold Price	\$557,500
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,040
Acres	0.10



Year Built	1967
Type	Residential
Sub-Type	Semi Detached
Style	Bungalow, Side by Side
Status	Sold

Community Information

Address	4422 Greenview Place Ne
Subdivision	Greenview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 5R7

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

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

Exterior

Exterior Features	Balcony, Fire Pit, Private Yard
Lot Description	Back Lane, Back Yard, Cul-De-Sac
Roof	Foam
Construction	Mixed
Foundation	Poured Concrete

Additional Information

Date Listed	May 8th, 2024
Date Sold	June 10th, 2024
Days on Market	32
Zoning	R-2

HOA Fees 0.00

Listing Details

Listing Office SUTTON GROUP-LETHBRIDGE CROWSNEST PASS BRANCH

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