

\$469,900 - 4912 44 Avenue Ne, Calgary

MLS® #A2131109

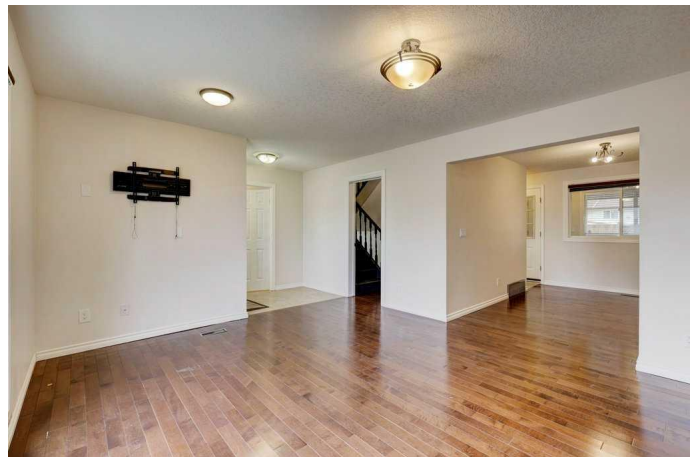
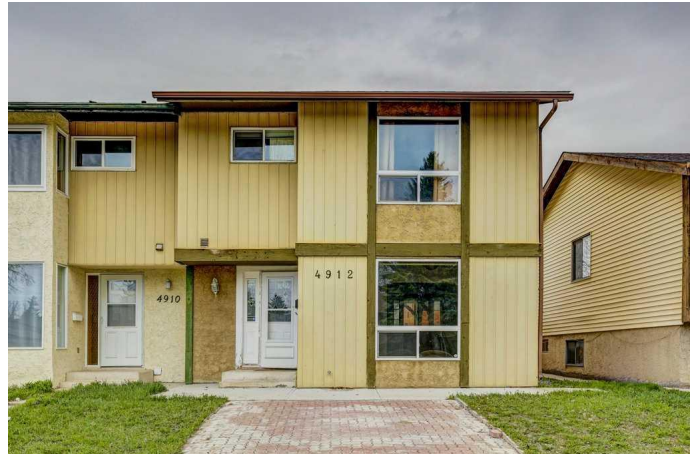
\$469,900

3 Bedroom, 3.00 Bathroom, 1,235 sqft

Residential on 0.06 Acres

Whitehorn, Calgary, Alberta

Welcome to this inviting semi-detached home offering 1235 sqft of comfortable living space across two floors, perfect for families or those seeking a cozy abode. This home blends classic charm with modern upgrades, featuring maple hardwood floors, tiles, and maple kitchen cabinets, enhancing both aesthetics and functionality. Main level, features a south-facing living room flooded with natural light, a well-appointed kitchen, dining area, and a convenient 2-piece bathroom. Upstairs, discover three bedrooms and two full bathrooms, including a spacious master bedroom with a 4-piece ensuite bath, providing a peaceful retreat. Basement is finished with a large rec room which can be used as a 4th bedroom. Step outside to the expansive deck with a gazebo, perfect for outdoor entertaining or simply unwinding in the fresh air. Ample space for parking both at the front and back of the house, ensuring convenience for residents and guests alike. Conveniently located near schools, shopping centers, and bus routes, this property promises effortless access to everyday amenities and transportation options.



Built in 1977

Essential Information

MLS® # A2131109

Price \$469,900

Sold Price \$467,000

Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,235
Acres	0.06
Year Built	1977
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	4912 44 Avenue Ne
Subdivision	Whitehorn
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 3P1

Amenities

Parking Spaces	3
Parking	Parking Pad, Stall

Interior

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

Exterior

Exterior Features	None
Lot Description	Rectangular Lot
Roof	Asphalt
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 12th, 2024
Date Sold	June 3rd, 2024
Days on Market	22
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX House of Real Estate
----------------	-----------------------------

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.