

\$874,900 - 430 / 432 35 Avenue Nw, Calgary

MLS® #A2138633

\$874,900

3 Bedroom, 2.00 Bathroom, 1,642 sqft

Residential on 0.15 Acres

Highland Park, Calgary, Alberta

Amazing investment opportunity! The ideal location close to bus routes and future Transit.

Each side has the similar layout with the a bright front living room, a oversized kitchen with plenty on cupboards and storage opening onto the dinning room and comes with vaulted ceilings, laminant floors and a private north facing backyard. The oversized double detached garage one one side.(432). Each side has three generous sized bedrooms and full bath on the lower level. Close to all amenities and minutes away from downtown. This quiet neighbourhood has a lot to offer parks, schools, shopping. Currently Rented call for details. Close to Nosehill Park and Confederation Golf Course.

Built in 1969

Essential Information

MLS® #	A2138633
Price	\$874,900
Sold Price	\$864,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,642
Acres	0.15
Year Built	1969
Type	Residential



Sub-Type	Duplex
Style	Bi-Level, Side by Side
Status	Sold

Community Information

Address	430 / 432 35 Avenue Nw
Subdivision	Highland Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K 0C1

Amenities

Parking Spaces	4
Parking	Additional Parking, Alley Access, Double Garage Detached, Off Street

Interior

Interior Features	Ceiling Fan(s), Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Landscaped, Back Lane, Back Yard, City Lot, Fruit Trees/Shrub(s), Front Yard, Lawn, Level
Roof	Asphalt Shingle
Construction	Wood Frame, Stone, Stucco, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 5th, 2024
Date Sold	November 14th, 2024
Days on Market	162
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office Hope Street Real Estate Corp.

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