

\$575,000 - 2416 39 Street Se, Calgary

MLS® #A2139716

\$575,000

3 Bedroom, 2.00 Bathroom, 1,000 sqft
Residential on 0.14 Acres

Forest Lawn, Calgary, Alberta

OPEN HOUSE THIS SATURDAY FROM 12:00-2:00PM. Welcome to this beautifully updated 3-bedroom home, perfectly located close to schools, parks, and transit! Step inside to discover a home that seamlessly blends modern updates with classic charm. The heart of this home is the fully renovated kitchen, which boasts stunning wood cabinetry, new stainless steel appliances, and a gorgeous backsplash that adds a touch of elegance. The kitchen flows effortlessly into the dining area, where a brand-new sliding door opens to the generously sized back deck. This outdoor space is perfect for hosting gatherings, with plenty of room for your outdoor furniture. The backyard is a true oasis - Enjoy your morning coffee or evening relaxation under the pergola, situated on a stone patio that is completely waterproof, ensuring you can enjoy this space in any weather. The lower level of this home is fully developed, offering additional living space that includes a third bedroom, a spacious rec room ideal for family movie nights or a game room, and a full bathroom. In addition to the main living areas, this property also includes a convenient side entrance, making it a fantastic opportunity for investors seeking alternative income streams or for creating a separate living area for extended family members. Don't miss the chance to make this stunning home yours today!

Built in 1958



Essential Information

MLS® #	A2139716
Price	\$575,000
Sold Price	\$578,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,000
Acres	0.14
Year Built	1958
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	2416 39 Street Se
Subdivision	Forest Lawn
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2B 1A9

Amenities

Parking Spaces	2
Parking	Parking Pad, Single Garage Detached

Interior

Interior Features	Ceiling Fan(s), Closet Organizers, Granite Counters, Recessed Lighting
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Water Purifier
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full

Exterior

Exterior Features	Awning(s), BBQ gas line, Private Yard
Lot Description	Back Lane, Back Yard, Few Trees, Front Yard, Landscaped, Street

	Lighting, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 13th, 2024
Date Sold	June 21st, 2024
Days on Market	8
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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