

\$638,999 - 3303 42 Street Ne, Calgary

MLS® #A2145321

\$638,999

4 Bedroom, 3.00 Bathroom, 1,282 sqft

Residential on 0.15 Acres

Whitehorn, Calgary, Alberta

Welcome to this charming and extensively updated bungalow situated on a spacious corner lot. This beautiful home boasts a cozy fireplace in the living room, perfect for those chilly evenings. The main living areas feature elegant and durable engineered laminate flooring. The gourmet kitchen is a chef's dream, equipped with a gas stove, new refrigerator, Italian granite countertops, and a stunning backsplash that adds a touch of luxury.

The main floor hosts three bedrooms, including a master bedroom with an attached 2-piece bathroom for added convenience. The fully finished basement provides an additional bedroom, a full bathroom, a laundry room, and an extra storage room, offering ample space for your needs. Separate basement entry offers future potential for rental income. Outside, you'll find a double car detached garage, providing plenty of storage and parking space.

This home has seen several newer upgrades, including triple paned windows, a high-efficiency furnace, and a treated fence completed just last year.

The location is unbeatable, within walking distance to Sunridge Mall and the hospital. It's also close to both an elementary and a junior high school, making it ideal for families. For outdoor enthusiasts, there is a convenient bike



path nearby.

Blending modern updates with timeless charm, this bungalow is the perfect choice for your next move. Schedule a viewing today and experience the best in comfortable living!

Built in 1978

Essential Information

MLS® #	A2145321
Price	\$638,999
Sold Price	\$622,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,282
Acres	0.15
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	3303 42 Street Ne
Subdivision	Whitehorn
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 4J9

Amenities

Parking Spaces	2
Parking	Double Garage Detached, Garage Door Opener, RV Access/Parking

Interior

Interior Features	Ceiling Fan(s), Granite Counters, Separate Entrance
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Appliances	Dishwasher, Dryer, ENERGY STAR Qualified Refrigerator, Gas Stove, Washer, Window Coverings
Heating	High Efficiency, ENERGY STAR Qualified Equipment, Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full

Exterior

Exterior Features	Private Yard, Storage
Lot Description	Back Lane, Corner Lot, Lawn
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 30th, 2024
Date Sold	July 12th, 2024
Days on Market	12
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	Executive Real Estate Services
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