

\$939,000 - 3131 43 Street Sw, Calgary

MLS® #A2152700

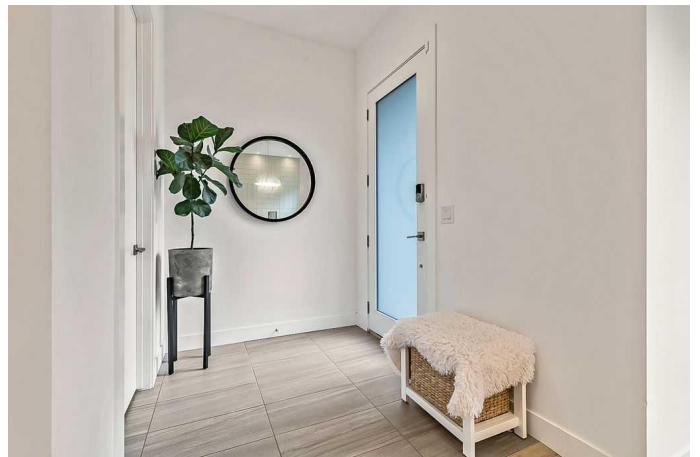
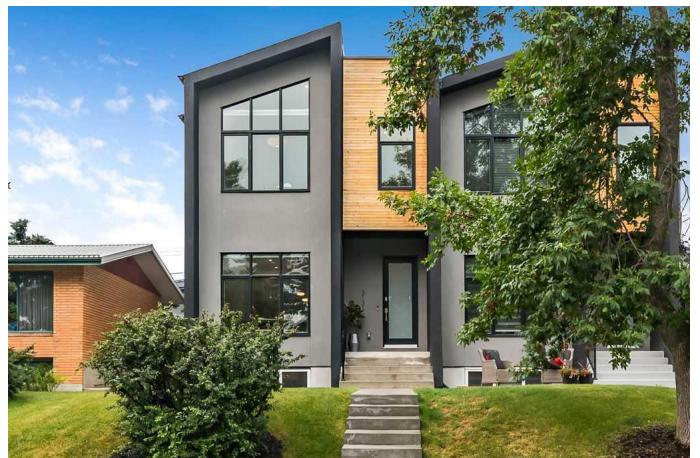
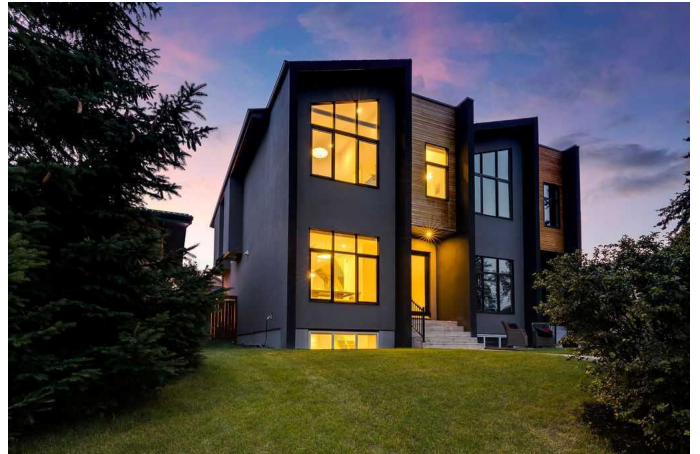
\$939,000

4 Bedroom, 4.00 Bathroom, 1,880 sqft

Residential on 0.07 Acres

Glenbrook, Calgary, Alberta

GORGEOUS semi-detached infill with 2560sq.ft. of developed space in the awesome inner city neighbourhood of Killarney/Glenbrook, a truly exceptional home with warm ambiance, luxury finishing, custom designer details & contemporary elegance throughout! STEP IN (see 3D video) and you will fall in love! MAIN FLOOR features open concept plan with 10'™ ceiling, and includes dining area with stunning feature wall, gourmet kitchen with custom cabinetry, pantry with pull-out drawers, 14'™ ISLAND with quartz countertop & over-sized sink, & stainless steel appliances. Living room is spacious and showcases fireplace, built-in cabinetry, and huge window overlooking back yard. Front entry with large walk-in closet & built-in shelves, rear entry with built-in bench, and half bath complete this level. UPPER FLOOR features primary bedroom with VAULTED CEILING & oversized windows for superb natural light, spacious walk-in closet, and beautiful ensuite-bathroom with free-standing tub, double sinks, walk-in shower with floor to ceiling tiles, and separate toilet room. Two additional bedrooms, laundry room, and full bathroom complete this level. BASEMENT is fully finished and features wet bar, entertainment area, fourth bedroom and another full bathroom. WEST FACING BACK YARD is beautifully landscaped with large deck, grassed area, and dog run at the side of the home. DOUBLE DETACHED GARAGE is insulated and easily fits two vehicles. Did we



mention A/C, built-in speakers, custom blinds, extensive millwork & luxury upgrades throughout, plus heated floors in primary bath?

NEIGHBOURHOOD is fantastic and close to everything you might need from superb parks & playgrounds to schools & shopping. If youâ€™re looking for a DESIGNER HOME with all the perks you can imagine for under \$940K, then THIS IS THE ONE!

Built in 2019

Essential Information

MLS® #	A2152700
Price	\$939,000
Sold Price	\$939,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,880
Acres	0.07
Year Built	2019
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	3131 43 Street Sw
Subdivision	Glenbrook
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 3N9

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Built-in Features, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Soaking Tub, Stone Counters, Storage, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar
Appliances	Bar Fridge, Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer
Heating	In Floor, Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Dog Run
Lot Description	Back Lane, Rectangular Lot
Roof	Asphalt Shingle
Construction	Other, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	August 8th, 2024
Date Sold	August 16th, 2024
Days on Market	8
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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