

\$499,900 - 2439 Fir Drive Se, Calgary

MLS® #A2156709

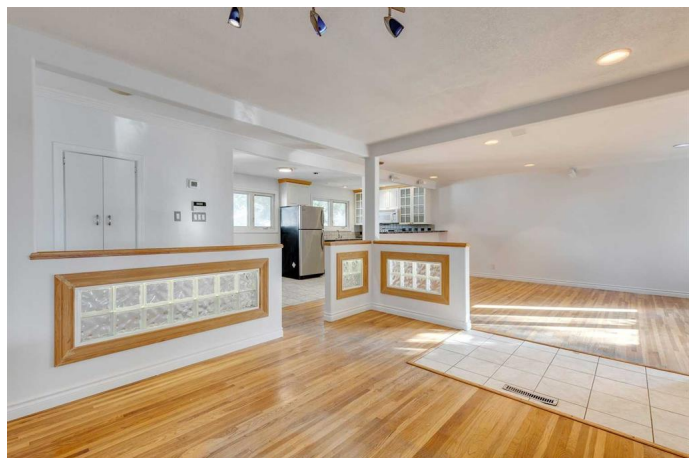
\$499,900

2 Bedroom, 1.00 Bathroom, 1,054 sqft

Residential on 0.12 Acres

Southview, Calgary, Alberta

Welcome to this 1054 sq ft home located in one of the most desirable streets in Southview. Only minutes from all amenities, parks, playground, school and shopping, you can also get downtown within 10 minutes drive. This home also features a bright open floor plan from the kitchen to the living room and dining room and major upgrades done in August 2024 such as new shingles on house + garage, updated electrical + electrical panel, new sump pump, hot water tank, furnace and freshly painted throughout the main floor. ALL WORK PERFORMED HAS TRANSFERABLE WARRANTIES TO THE NEW OWNERS. The main floor features the original oak wood floors, which once refinished, would increase the value of your home immediately. The kitchen offers plenty of counter space and countertops with an eating area, 2 good size bedrooms with mirrored closet doors and a full bath complete the first level. The basement is left unfinished, ready for your own personal touch. Please note that the separate entrance from the back yard would very easily accommodate a large 3 bedroom legal suite for additional income. And finally but not the least, enjoy morning coffees or evening gatherings with friends or family in your generous sized, private, back yard, which also features an oversized double detached garage 22'x24'. As per sellers' request, all offers subject to financing MUST have a letter of pre-approval. Call today for your private viewing!



Built in 1959

Essential Information

MLS® #	A2156709
Price	\$499,900
Sold Price	\$475,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,054
Acres	0.12
Year Built	1959
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	2439 Fir Drive Se
Subdivision	Southview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2B 1S9

Amenities

Parking Spaces	2
Parking	Double Garage Detached, Garage Door Opener, Off Street, Oversized

Interior

Interior Features	Crown Molding, No Animal Home, No Smoking Home, Open Floorplan, See Remarks, Separate Entrance, Sump Pump(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None, Private Yard
Lot Description	Back Lane, Front Yard, Landscaped, Street Lighting, Private, Rectangular Lot, See Remarks, Treed
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 20th, 2024
Date Sold	September 18th, 2024
Days on Market	29
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	Real Estate Professionals Inc.
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