

# \$439,900 - 307 42 Street Se, Calgary

MLS® #A2164798

**\$439,900**

4 Bedroom, 2.00 Bathroom, 820 sqft

Residential on 0.09 Acres

Forest Heights, Calgary, Alberta

Don't miss out on this nicely updated bilevel on a quite street. This inviting home has a total of 4 spacious bedrooms (two up and two down), two full baths, and a family room downstairs, it is perfect for the growing family or investor looking to generate some income. Located close to playground, schools, public transportation and shopping, this home is close to all amenities that make life convenient. On the outside, your car will be protected from hail and snow with a covered car port. The long driveway and car port can fit three cars with ease. The car port is also great for outdoor bbq's and entertaining guests as it connects to a spacious backyard. This home is a must see!

Built in 1972

## Essential Information

MLS® #	A2164798
Price	\$439,900
Sold Price	\$426,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	820
Acres	0.09
Year Built	1972
Type	Residential
Sub-Type	Semi Detached



Style	Bi-Level, Side by Side
Status	Sold

### Community Information

Address	307 42 Street Se
Subdivision	Forest Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 3C2

### Amenities

Parking Spaces	3
Parking	Attached Carport, Off Street

### Interior

Interior Features	See Remarks
Appliances	Dryer, Electric Stove, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Other
Lot Description	Rectangular Lot
Roof	Rolled/Hot Mop
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	September 11th, 2024
Date Sold	September 27th, 2024
Days on Market	16
Zoning	R-C2
HOA Fees	0.00

### Listing Details

Listing Office	RE/MAX iRealty Innovations
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