

# \$524,900 - 1420 43 Street Ne, Calgary

MLS® #A2170457

## \$524,900

5 Bedroom, 3.00 Bathroom, 1,078 sqft  
Residential on 0.09 Acres

Marlborough, Calgary, Alberta

Welcome to a charming 5 bedroom, 2.5bathroom bungalow that effortlessly blends comfort with potential. The main floor invites you in with a bright and spacious living room, where natural light pours in through large windows, creating a warm and inviting atmosphere. T The fully developed basement is a standout feature, offering an illegal suite â€”perfect for extended family living or generating additional income. Located on a quiet, family-friendly street, this home is just minutes away from schools, parks, shopping

Built in 1972

### Essential Information

MLS® #	A2170457
Price	\$524,900
Sold Price	\$515,000
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,078
Acres	0.09
Year Built	1972
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold



## Community Information

Address	1420 43 Street Ne
Subdivision	Marlborough
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A3L6

## Amenities

Parking Spaces	2
Parking	Off Street

## Interior

Interior Features	Separate Entrance, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Range, Range Hood, Refrigerator, Washer/Dryer, Washer/Dryer Stacked
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Suite

## Exterior

Exterior Features	Playground
Lot Description	Back Lane, Street Lighting, Private, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	October 3rd, 2024
Date Sold	October 25th, 2024
Days on Market	22
Zoning	R-CG
HOA Fees	0.00

## Listing Details

Listing Office	TREC The Real Estate Company
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