

307 42 Street SE
Calgary, Alberta

MLS # A2164798



\$439,900

Division:	Forest Heights		
Type:	Residential/Duplex		
Style:	Bi-Level, Side by Side		
Size:	820 sq.ft.	Age:	1972 (52 yrs old)
Beds:	4	Baths:	2
Garage:	Attached Carport, Off Street		
Lot Size:	0.09 Acre		
Lot Feat:	Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Ceramic Tile, Laminate	Sewer:	-
Roof:	Rolled/Hot Mop	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-C2
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

Don't miss out on this nicely updated bilevel on a quiet 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!