

211213 43 Avenue Calgary Alberta

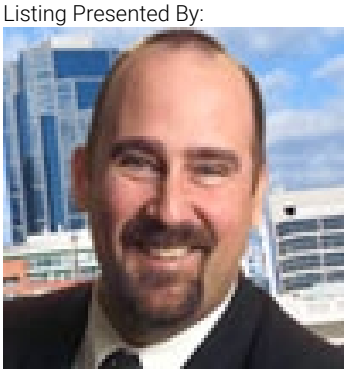
$950,000

Explore the possibilities of this FULL DUPLEX, sitting on an outstanding 50-foot x 120-foot RC2 lot in the centrally located community of Parkhill. The property is move in ready including a total of 6 bedrooms, 2 bathrooms, beautiful hardwood floors, vinyl windows and New Asphalt shingles (roof) in 2026. Be sure to bring your imagination as you explore the options that this property presents for both short term or long term possibilities. Multi-generational living, immediate rental income or adding to your investment portfolio are all options when you own a property like this. Enjoy an excellent location within walking distance to the Stampede grounds, or to Stanley Park, which includes playgrounds, an outdoor pool and tennis courts. Enjoy convenient access to nearby amenities, public transit, and Chinook Mall, all making living here so much better. A rare opportunity to secure a versatile property in an established inner-city neighbourhood with outstanding potential! (id:6769)

4pc Bathroom 7.92 Ft x 6.58 Ft
Primary Bedroom 14.75 Ft x 10.17 Ft
Bedroom 11.25 Ft x 9.08 Ft
Bedroom 11.33 Ft x 8.75 Ft
4pc Bathroom 8.08 Ft x 6.58 Ft
Primary Bedroom 14.83 Ft x 10.00 Ft
Bedroom 11.33 Ft x 9.08 Ft
Bedroom 11.25 Ft x 9.00 Ft
Other 7.92 Ft x 3.08 Ft
Other 7.92 Ft x 3.08 Ft

Storage 17.58 Ft x 7.92 Ft
Other 18.00 Ft x 13.00 Ft
Furnace 17.58 Ft x 9.67 Ft
Storage 30.67 Ft x 18.00 Ft
Kitchen 11.00 Ft x 10.17 Ft
Living room 20.00 Ft x 11.33 Ft
Dining room 11.00 Ft x 8.67 Ft
Foyer 7.25 Ft x 6.58 Ft
Kitchen 10.92 Ft x 10.08 Ft

Listing Presented By:



Originally Listed by:
eXp Realty

http://www.justinhavre.com/

RE/MAX Realty Professionals

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141
darylcarlson@shaw.ca