\$609,900 - 161, 3437 42 Street Nw, Calgary

MLS® #A2248476

\$609,900

2 Bedroom, 3.00 Bathroom, 1,826 sqft Single Family on 0.00 Acres

Varsity, Calgary, Alberta

Seize the exceptional opportunity to own a stunning townhouse in the highly desirable Varsity community. Units in the well-managed Landmark III Estates complex rarely come to market, and this freshly renovated gem is truly a must-see.Perfectly located, this high-end home is within walking distance of Alberta Children's Hospital, Foothills Hospital, Bowmont Park, the University of Calgary, schools, the University District, Market Mall, medical centers, and much more. With convenient transit options and quick access to Shaganappi Trail, commuting is effortless, keeping you well-connected to the city's attractions and amenities. Step inside (or drive-in via a a double tandem garage) to a spacious foyer with a large closet and laundry, storage, and mechanical room. Upstairs, the bright, open-concept living and dining area offers a seamless flow into a large, private patioâ€"ideal for indoor/outdoor living during the summer. A large fireplace serves as a modern, cozy centerpiece, perfect for entertaining guests or relaxing with a warm drink. The fully renovated kitchen is a chef's dream, featuring top-of-the-line stainless steel appliances, abundant storage, under cabinet lighting and generous prep space. A casual eating area sits adjacent, with a conveniently located bathroom on the main floor. Upstairs, you'II find a spacious guest bedroom and a beautifully appointed full bathroom. The versatile sitting area can be transformed into a den, office, TV room, or even a third







bedroom. The oversized primary suite provides ample space to unwind, complete with built-in storage and a charming little Juliet balcony. The luxurious bathroom features double sinks, quartz countertops, marble tile flooring, a walk-in shower, and a freestanding soaker tub. A custom-built walk-in closet adds to the appeal of this sophisticated space. Don't miss your chance to own this beautifully renovated, move-in-ready townhouse. Schedule a private viewing today by contacting your favorite real tor! (id:6289)

Built in 1980

Essential Information

Listing # A2248476
Price \$609,900

Bedrooms 2
Bathrooms 3.00

Half Baths 1

Square Footage 1,826 Acres 0.00 Year Built 1980

Type Single Family

Sub-Type Condominium/Strata

Community Information

Address 161, 3437 42 Street Nw

Subdivision Varsity
City Calgary
Province Alberta
Postal Code T3A2M7

Amenities

Amenities Park, Playground, Schools, Shopping

Features Other, No neighbours behind, Closet Organizers, No Animal Home, No

Smoking Home, Level, Gas BBQ Hookup

Parking Spaces 3

Parking Attached Garage, Tandem

of Garages 2

Interior

Appliances Washer, Refrigerator, Dishwasher, Stove, Oven, Dryer, Microwave

Heating Other, Forced air

Cooling None Fireplace Yes

of Fireplaces 1

of Stories 3

Has Basement Yes

Exterior

Exterior Aluminum siding, Brick

Exterior Features Landscaped

Foundation Poured Concrete

Listing Details

Listing Office RE/MAX Realty Professionals





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