

\$550,000 - 162, 3437 42 Street Nw, Calgary

MLS® #A2235152

\$550,000

2 Bedroom, 3.00 Bathroom, 1,801 sqft

Residential on 0.00 Acres

Varsity, Calgary, Alberta

**** LOCATION â€“ LOCATION **** in Varsity Village. **** WALK** to University of Calgary, University District (with all its shops, pubs & eateries), Market Mall, University Research Park, both Public & Catholic Schools -and- LRT. **** ALSO**, very close to the Foothills Hospital, the Childrenâ€™s Hospital and the new world class Cancer Centre. **** EASY** access to all NW major traffic arteries in all directions. **** LOCATED** on a very quiet tree lined cul-de-sac bay where homes seldom come to the market. **** OVERSIZED** private yard with mature trees and landscaping, backing onto a community walking/biking path. ******

Built in 1980

Essential Information

| | |
|----------------|---------------|
| MLS® # | A2235152 |
| Price | \$550,000 |
| Bedrooms | 2 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,801 |
| Acres | 0.00 |
| Year Built | 1980 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 2 Storey |



| | |
|--------|--------|
| Status | Active |
|--------|--------|

Community Information

| | |
|-------------|------------------------|
| Address | 162, 3437 42 Street Nw |
| Subdivision | Varsity |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3A 2M7 |

Amenities

| | |
|----------------|------------------------|
| Amenities | None |
| Parking Spaces | 3 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|--------------------------------------------------------------|
| Interior Features | Bookcases, Built-in Features, Walk-In Closet(s) |
| Appliances | Dishwasher, Gas Range, Microwave, Refrigerator, Washer/Dryer |
| Heating | Forced Air, Natural Gas |
| Cooling | Other |
| Fireplace | Yes |
| # of Fireplaces | 2 |
| Fireplaces | Gas, Living Room, Loft |
| Basement | None |

Exterior

| | |
|-------------------|------------------------------------|
| Exterior Features | BBQ gas line |
| Lot Description | Private |
| Roof | Asphalt Shingle |
| Construction | Aluminum Siding, Brick, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 27th, 2025 |
| Days on Market | 17 |
| Zoning | (SR) |

Listing Details

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