

1511 43 Street SE
Calgary, Alberta

MLS # A2201176



\$540,000

Division:	Forest Lawn		
Type:	Residential/House		
Style:	Bungalow		
Size:	912 sq.ft.	Age:	1963 (62 yrs old)
Beds:	4	Baths:	2
Garage:	Single Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard		

Heating: Forced Air, Natural Gas, None

Water: -

Floors: Laminate

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: Finished, Full

LLD: -

Exterior: Vinyl Siding

Zoning: R-CG

Foundation: Poured Concrete

Utilities: -

Features: Storage

Inclusions: n/a

Investor Alert - 6092 sqfeet - RCG - Welcome to 1511 43 Street SE, a fantastic investment opportunity or a perfect home for a growing family! This bungalow sits on a spacious 6,000+ sq. ft. lot in a well-established neighborhood. Key Features: 4 Bedrooms, 2 Full Bathrooms – Three bedrooms on the main level, plus an additional bedroom and den in the basement. Illegal Basement Suite – With a separate entrance Single Detached Garage – Conveniently located at the back of the property. Beautiful Yard – A large, private outdoor space perfect for gardening or relaxation. Prime Location in Forest Lawn! Located in a family-friendly community, this home is just minutes from schools, parks, shopping, and transit. Enjoy easy access to International Avenue (17th Ave SE), grocery stores, restaurants, and major roadways like Deerfoot Trail and Stoney Trail. Don’t miss out on this versatile property with endless opportunities! Contact us today for a private showing!