

# \$585,000 - 1532 42 Street Se, Calgary

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MLS® #A2232743

**\$585,000**

4 Bedroom, 2.00 Bathroom, 1,036 sqft

Residential on 0.14 Acres

Forest Lawn, Calgary, Alberta

This extensively renovated bungalow is turn-key ready and sure to impress! Every detail has been attended to, from the new lighting to the refinished hardwood floors and newer appliances.

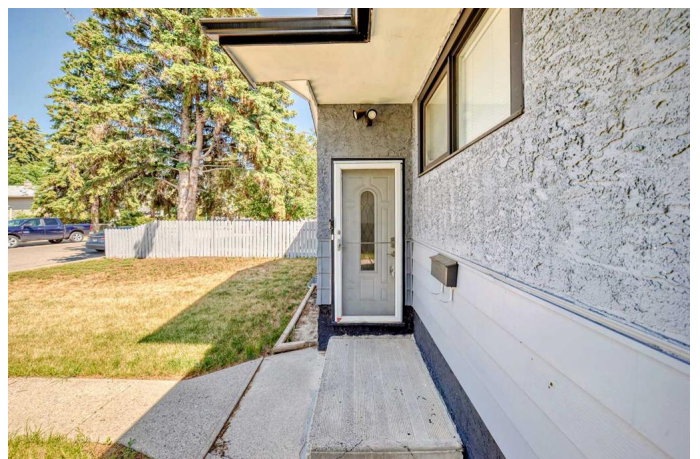
Inside, you'll find an open-concept living room and kitchen, perfect for modern living. The main floor features a spacious primary bedroom, two additional good-sized bedrooms, and a three-piece bathroom.

The fully developed basement offers an illegal suite with its own entrance, including one bedroom, a family room, den, and a four-piece bathroom. This presents a fantastic investment opportunity or an ideal setup for an extended family.

Step outside to a spacious backyard with a good-sized heated two-car garage and an additional two car parking pad. The roof is newer and new gutters with leaf guard have been recently installed.

Located in a fantastic central location, you'll enjoy proximity to schools, shopping, transit, parks, and playgrounds. Plus, it's just minutes from downtown and various recreation facilities. This home truly is a rare find and won't be on the market for long!

Built in 1962



## Essential Information

MLS® #	A2232743
Price	\$585,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,036
Acres	0.14
Year Built	1962
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	1532 42 Street Se
Subdivision	Forest Lawn
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 1L8

## Amenities

Parking Spaces	4
Parking	Double Garage Detached, Parking Pad
# of Garages	2

## Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Stove(s)
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Suite

## Exterior

Exterior Features	Fire Pit
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Flag Lot
Roof	Asphalt

Construction	Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	June 20th, 2025
Days on Market	3
Zoning	R-CG

**Listing Details**

Listing Office	Zolo Realty
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