

\$329,900 - 509 40 Street Ne, Calgary

MLS® #A2201976

\$329,900

3 Bedroom, 2.00 Bathroom, 1,098 sqft
Residential on 0.00 Acres

Marlborough, Calgary, Alberta

Prime location located within walking limits to Marlborough Mall, bus stops and many other great amenities. There are 3 bedrooms and 2 full bathrooms plus a partially developed basement with a large rec space and laundry area. Bright and spacious living room and kitchen with many cabinetry space. This beautiful townhome is priced to sell. Comes with 2 parking stalls right behind this unit plus a massive deck at the back entrance. Perfect for entertaining and relaxation.

Built in 1975



Essential Information

MLS® #	A2201976
Price	\$329,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,098
Acres	0.00
Year Built	1975
Type	Residential
Sub-Type	Row/Townhouse
Style	Townhouse
Status	Active

Community Information

Address	509 40 Street Ne
Subdivision	Marlborough

City Calgary
County Calgary
Province Alberta
Postal Code T2A 6S1

Amenities

Amenities Parking, Snow Removal
Parking Spaces 2
Parking Off Street, Stall

Interior

Interior Features No Animal Home, No Smoking
Appliances Dishwasher, Dryer, Electric Washer
Heating Forced Air, Natural Gas
Cooling None
Has Basement Yes
Basement Full, Partially Finished

Exterior

Exterior Features Other
Lot Description Back Lane
Roof Asphalt Shingle
Construction Vinyl Siding, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed March 13th, 2025
Days on Market 1
Zoning M-C1

Listing Details

Listing Office Grand Realty

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