

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

---

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.

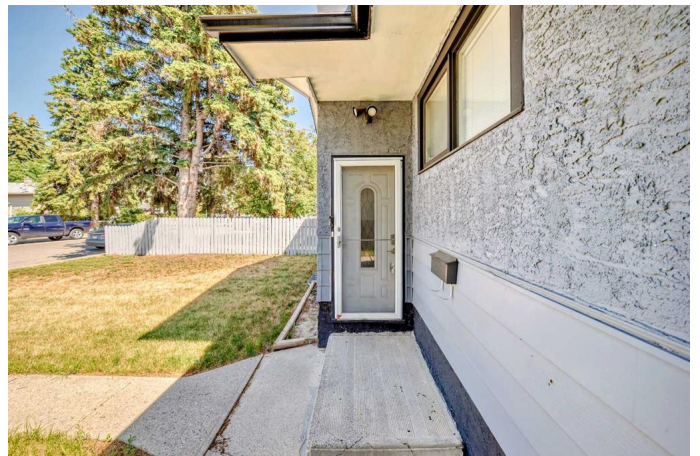
Inside, you'll find an open-concept living room and kitchen, perfect for modern living. The main floor features a spacious primary bedroom, two additional good-sized bedrooms, and a three-piece bathroom.

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	14
Zoning	R-CG

**Listing Details**

Listing Office	Zolo Realty
----------------	-------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.