



\$ 399,900.00

## 4404 3 STREET NE CALGARY

<https://paulbrinton.com>

This property offers many possibilities for a family or an investor. This 1050 sq ft bungalow sits on a 50ft wide lot zoned RC2. Main level has a bright west facing living room with vaulted ceilings and 3 bedrooms with 1 bath. Basement contains a one bedroom illegal suite. This...

- 3 beds
- 2 baths
- Detached
- Residential
- Active

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## BASIC FACTS

**Style:** Bungalow

**MLS ® #:** A1161958

**Type:** Detached

**Bedrooms:** 3

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Not a Condo

**Post Updated:** 2021-11-23 15:36:05

**Bathrooms:** 2

**Bedrooms Above Grade:** 2

**Date added:** 11/23/21

**Lot size:** 4984 sq ft

**Year built:** 1961

**Parking:** Off Street

## PROPERTY FEATURES

**Total Parking:** 2

**Flooring:** Hardwood

**Community Features:** Schools  
Nearby,Playground,Shopping Nearby

**Fencing:** Fenced

**Cooling:** None

**Interior Features:** Beamed Ceilings

**Roof Type:** Asphalt Shingle

**Fireplace:** 1

**Fireplace Features:** Wood Burning

**Exterior Features:** None

**District:** CAL Zone CC

**Inclusions:** n/a

**Lot Features:** Back Lane,Corner Lot

**Heating Type:** Forced Air

## PROPERTY INFORMATION

**Basement:** Full, Suite

**Laundry features:** In Basement, In Unit

**Transaction Type:** For Sale

**Levels:** One

**Zoning:** R-C2

**List Price Square Foot:** \$ 367.89



**Photo Count:** 16

**Construction Materials:** Wood Frame

**Foundation:** Slab

**Appliances:** Dishwasher,Dryer,Electric Stove,Refrigerator,Washer,Washer/Dryer Stacked

**Subdivision Name:** Greenview

**Lot Size Acres:** 0.11

**Rooms Above Grade:** 5

**Suite:** No

**Frontage Metres:** 10.96M 36`0"

**Living Area SF:** 1087.00

**Structure Type:** House

**Restrictions:** None Known

