

2423 32 Street SW
Calgary, Alberta

MLS # A2172522



\$924,900

Division:	Killarney/Glengarry		
Type:	Residential/House		
Style:	Bungalow		
Size:	920 sq.ft.	Age:	1959 (66 yrs old)
Beds:	2	Baths:	2
Garage:	Parking Pad, Single Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Other		

Heating: Forced Air

Water: -

Floors: Carpet, Ceramic Tile, Hardwood, Laminate

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: Full, Unfinished

LLD: -

Exterior: Wood Frame

Zoning: RCG

Foundation: Poured Concrete

Utilities: -

Features: Laminate Counters, Open Floorplan

Inclusions: N/A

Welcome to the fall Real Estate market—the season when some of the best opportunities for homeownership arise! This fantastic inner-city bungalow, located in the heart of Killarney, is not to be missed. Whether you’re searching for a home to make your own or an investment property with redevelopment potential, this charming residence has it all. Featuring a light-filled, open-concept layout with 2 bedrooms and 2 bathrooms, plus a great space for a home office off the kitchen, the home is both functional and inviting. For those investors, this property offers the potential for rental income while you’re in the early stages of creating your RCG development plans. Situated in a thriving neighbourhood with limited opportunities for redevelopment, you’ll want to schedule a visit soon!