

# \$537,000 - 1432 43 Street Ne, Calgary

MLS® #A2253881

## \$537,000

4 Bedroom, 3.00 Bathroom, 1,040 sqft  
Residential on 0.09 Acres

Marlborough, Calgary, Alberta

This charming Marlborough bungalow blends the character of a mature neighborhood with modern updates throughout. Inside, youâ€™ll find a stylish fresh kitchen with trendy butcher block counters & brand-new appliances, along with fresh paint throughout, new flooring on the main level, updated lighting throughout the home, and a fully renovated basement bathroom. Major upgrades â€™ including a new furnace, hot water tank, and plumbing â€™ mean peace of mind for years to come. The backyard has been cleared, offering a blank canvas for your dream landscape. With a separate basement entrance, suiting potential is a breeze. All thatâ€™s left to do is move in and make it yours!

Built in 1972

## Essential Information

MLS® #	A2253881
Price	\$537,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,040
Acres	0.09
Year Built	1972
Type	Residential
Sub-Type	Detached



Style	Bungalow
Status	Active

### Community Information

Address	1432 43 Street Ne
Subdivision	Marlborough
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 3L6

### Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad

### Interior

Interior Features	No Animal Home, No Smoking Home, Separate Entrance
Appliances	Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Gentle Sloping
Roof	Asphalt Shingle
Construction	Wood Frame, Aluminum Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	September 3rd, 2025
Days on Market	3
Zoning	R-CG

### Listing Details

Listing Office	Property Solutions Real Estate Group Inc.
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