

# \$619,900 - 3319 42 Street Ne, Calgary

MLS® #A2239132

**\$619,900**

5 Bedroom, 3.00 Bathroom, 1,255 sqft

Residential on 0.09 Acres

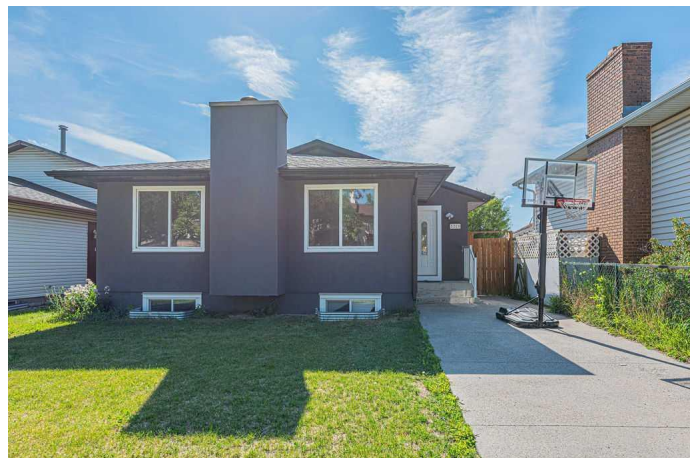
Whitehorn, Calgary, Alberta

Welcome to 3319 42 Street NE, Calgary – a fantastic opportunity in one of the city’s most desirable neighbourhoods! The main level offers a cozy living room, a spacious dining area, and a well-appointed kitchen with ample cabinetry, along with three generous bedrooms, a full bathroom, and a 2-piece ensuite in the primary. The legal basement suite features a separate entrance, 2 additional bedrooms, a den, a full bathroom, a second kitchen, and its own laundry – ideal for extended family or potential rental income. Outside, enjoy a large backyard and a single detached garage with rear-lane access. Located in the vibrant community of Whitehorn, this home is close to several schools, Peter Lougheed Hospital, and offers easy access to bus routes and the Whitehorn C-Train station. See it before it’s gone – perfect for families, first-time buyers, or savvy investors!

Built in 1979

## Essential Information

MLS® #	A2239132
Price	\$619,900
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,255



Acres	0.09
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	3319 42 Street Ne
Subdivision	Whitehorn
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 4J9

### Amenities

Parking Spaces	2
Parking	Off Street, Single Garage Detached
# of Garages	1

### Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Fireplace(s), Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite, Walk-Up To Grade

### Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	July 11th, 2025
Days on Market	57
Zoning	R-CG

**Listing Details**

Listing Office	MaxWell Gold
----------------	--------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.