# \$998,000 - 1141 43 Street Sw, Calgary

MLS® #A2244042

## \$998,000

3 Bedroom, 3.00 Bathroom, 1,329 sqft Residential on 0.15 Acres

Rosscarrock, Calgary, Alberta

Located in the highly sought-after community of Rosscarock, this property is a rare gem. Backing onto a playground and just steps away from top rated schools. Just minutes to downtown, 17th Ave and the trendy Marda Loop district known for it's boutique shopping, dining, and vibrant community feel. It's the perfect location for families and future development alike. Whether your an investor looking to maximize potential or a homeowner with a vision this prime parcel of land is ready to bring your plans to life. Opportunities like this don't come often - secure your piece of Rosscarrock Today!



## **Essential Information**

MLS® # A2244042 Price \$998.000

Bedrooms 3

Bathrooms 3.00

Full Baths 3

Square Footage 1,329

Acres 0.15

Year Built 1956

Type Residential

Sub-Type Detached

Style Bungalow

Status Active

## **Community Information**







Address 1141 43 Street Sw

Subdivision Rosscarrock

City Calgary
County Calgary
Province Alberta
Postal Code T3C 2A1

#### **Amenities**

Parking Spaces 6

Parking Double Garage Detached, Off Street

# of Garages 2

## Interior

Interior Features No Animal Home, No Smoking Home

Appliances Dishwasher, Electric Range, Refrigerator

Heating Forced Air, Natural Gas

Cooling None
Has Basement Yes
Basement Full

#### **Exterior**

Exterior Features Garden, Playground, Private Yard, Storage

Lot Description Back Lane, Backs on to Park/Green Space, Corner Lot, Front Yard, See

Remarks

Roof Asphalt Shingle

Construction Mixed, Wood Frame

Foundation Poured Concrete

#### Additional Information

Date Listed August 1st, 2025

Days on Market 91

Zoning R-CG

# **Listing Details**

Listing Office Real Broker

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