

# \$509,900 - 2429 Holly Drive Se, Calgary

MLS® #A2252955

**\$509,900**

3 Bedroom, 1.00 Bathroom, 919 sqft

Residential on 0.13 Acres

Southview, Calgary, Alberta

OPEN HOUSE SUNDAY SEPT .7Th. 12:30 to 3 P.M. :HOME Faces Large open School Yard ,HUGE 24x 26 GARAGE plus parking pad with Rear Lane access . SPLIT SIDE ENTRY for Private access to basement . Kitchen with eating area and stove approx .1 yr . old . Large living room with view to school yard. Beautiful hardwood flooring under carpet . Wide open basement with laundry area, Dryer Approx . one year old . Shingles & eaves troughs on house and garage approx. one year old . Southview Community is serviced by dedicated transit access to downtown, wide range of retail shopping on International avenue , and extensive services.

Built in 1962

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2252955    |
| Price          | \$509,900   |
| Bedrooms       | 3           |
| Bathrooms      | 1.00        |
| Full Baths     | 1           |
| Square Footage | 919         |
| Acres          | 0.13        |
| Year Built     | 1962        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |



## Community Information

|             |                     |
|-------------|---------------------|
| Address     | 2429 Holly Drive Se |
| Subdivision | Southview           |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | T2B 1S7             |

## Amenities

|                |                                                                                                                                                       |
|----------------|-------------------------------------------------------------------------------------------------------------------------------------------------------|
| Parking Spaces | 4                                                                                                                                                     |
| Parking        | Additional Parking, Alley Access, Double Garage Detached, Garage Door Opener, Garage Faces Rear, On Street, Oversized, Rear Drive, Workshop in Garage |
| # of Garages   | 2                                                                                                                                                     |

## Interior

|                   |                                                         |
|-------------------|---------------------------------------------------------|
| Interior Features | Natural Woodwork, Storage                               |
| Appliances        | Dryer, Electric Stove, Range Hood, Refrigerator, Washer |
| Heating           | Forced Air                                              |
| Cooling           | None                                                    |
| Has Basement      | Yes                                                     |
| Basement          | Full, Unfinished                                        |

## Exterior

|                   |                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Private Entrance, Private Yard                                                                                                        |
| Lot Description   | Back Lane, Back Yard, City Lot, Few Trees, Front Yard, Interior Lot, Irregular Lot, Landscaped, Lawn, Level, Private, Street Lighting |
| Roof              | Asphalt Shingle                                                                                                                       |
| Construction      | Brick, Stucco                                                                                                                         |
| Foundation        | Poured Concrete                                                                                                                       |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 2nd, 2025 |
| Days on Market | 8                   |
| Zoning         | R-CG                |

## Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX House of Real Estate |
|----------------|-----------------------------|

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