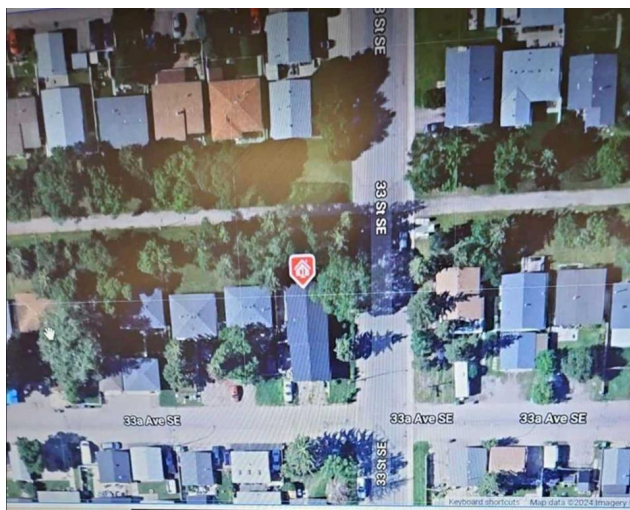




3403 33 Street, Calgary T2B 0V7

MLS® #: **A2172084** Area: **Dover** Listing Date: **10/09/24** List Price: **\$461,000**
 Status: **Active** County: **Calgary** Change: **None** Association: **Fort McMurray**



General Information

Prop Type: **Residential**
 Sub Type: **Detached**
 City/Town: **Calgary**
 Year Built: **1970**
Lot Information
 Lot Sz Ar: **5,382 sqft**
 Lot Shape:

Finished Floor Area
 Abv Sqft: **1,980**
 Low Sqft:
 Ttl Sqft: **1,980**

DOM
43
Layout
 Beds: **3 (3)**
 Baths: **1.5 (1 1)**
 Style: **Bi-Level**

Parking
 Ttl Park: **4**
 Garage Sz: **2**

Access:
 Lot Feat: **Back Yard,Corner Lot**
 Park Feat: **Double Garage Attached**

Utilities and Features

Roof: **Asphalt Shingle**
 Heating: **Forced Air,Natural Gas**
 Sewer:
 Ext Feat: **Other**

Construction: **Stucco,Wood Frame**
 Flooring: **Other**
 Water Source:
 Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **See Remarks**
 Int Feat: **See Remarks**
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
Bedroom - Primary	Main	24`3" x 15`9"	Bedroom	Main	11`6" x 10`6"
Bedroom	Main	18`8" x 10`6"	2pc Bathroom	Main	0`0" x 0`0"
3pc Bathroom	Main	0`0" x 0`0"			

Legal/Tax/Financial

Title:
Fee Simple
Legal Desc:

6716JK

Zoning:
R-CG

Remarks

Pub Rmks: **CALL YOUR BUILDER TODAY or BUY & HOLD. Big Affordable Corner Lot on a quiet street ready to build your inner city dream home! Price reflects Land Value Only.**

House is "SOLD AS IS WHERE IS". NO ACCESS to Property allowed yet

Inclusions:
Property Listed By: **None**
eXp Realty

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123

