

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

MLS® #A2244042

\$998,000

3 Bedroom, 3.00 Bathroom, 1,329 sqft

Residential on 0.15 Acres

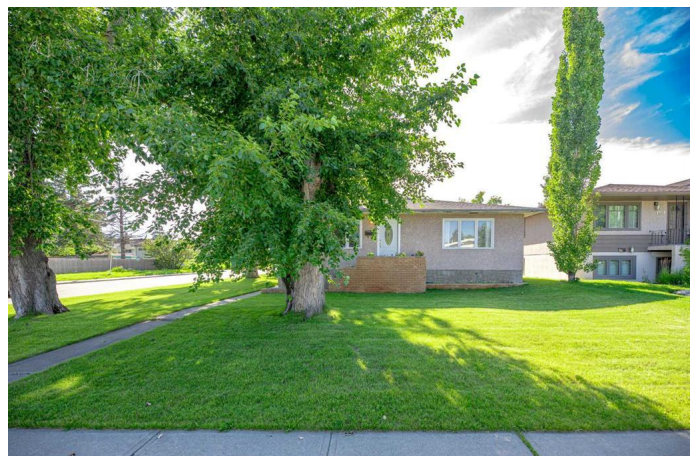
Rosscarrock, Calgary, Alberta

Located in the highly sought-after community of Rosscarrock, this property is a rare gem offering endless potential. Situated on an extra-large corner lot this property presents an incredible opportunity to build up to four units, or design the dream home you've always imagined! 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 !

Built in 1956

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	Finished, 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	76
Zoning	R-CG

Listing Details

Listing Office	Real Broker
----------------	-------------

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.