

# \$665,000 - 3337 37 Street Sw, Calgary

MLS® #A2201713

**\$665,000**

4 Bedroom, 2.00 Bathroom, 843 sqft

Residential on 0.07 Acres

Glenbrook, Calgary, Alberta

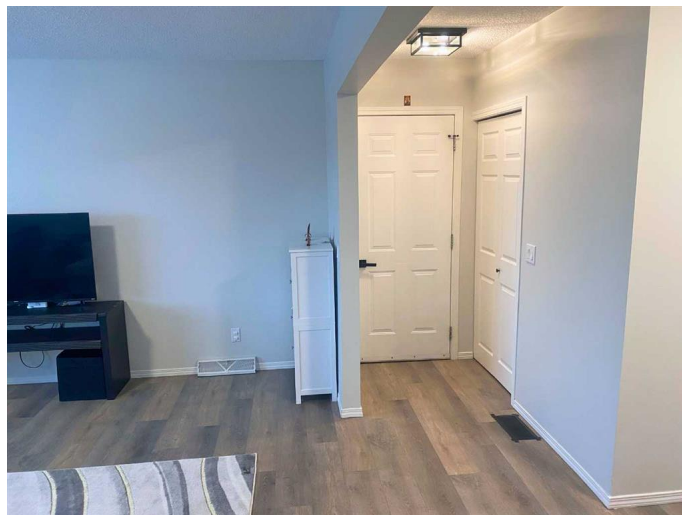
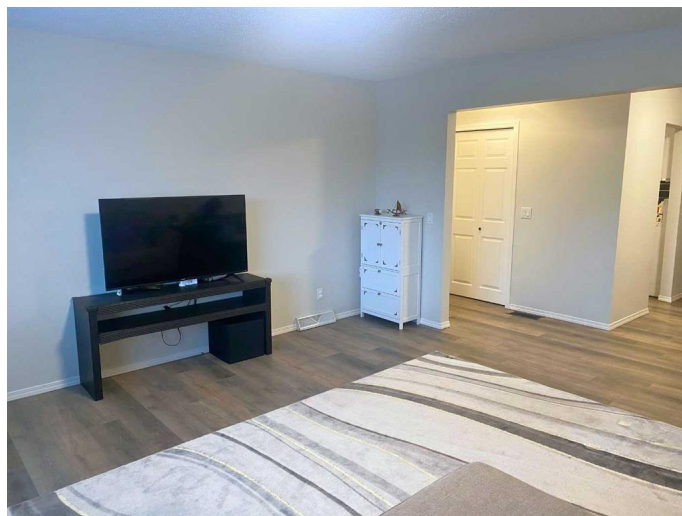
Ideal property for first-time home buyers and investors alike. Fully renovated duplex with 1535 Sqft of living space featuring 4-bedrooms, 2-bath in a prime location. New vinyl flooring, bathroom fixtures, water lines, asphalt shingles and freshly painted both inside and outside. Fully loaded kitchen and washer/dryer on both main floor and basement. Separate walkout to a fully finished basement. Detached garage with new overhead door and a parking pad. Conveniently located near shopping, parks, schools, and downtown.

Built in 1960

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | A2201713               |
| Price          | \$665,000              |
| Bedrooms       | 4                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 843                    |
| Acres          | 0.07                   |
| Year Built     | 1960                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | Side by Side, Bungalow |
| Status         | Active                 |

## Community Information



|             |                   |
|-------------|-------------------|
| Address     | 3337 37 Street Sw |
| Subdivision | Glenbrook         |
| City        | Calgary           |
| County      | Calgary           |
| Province    | Alberta           |
| Postal Code | T3E 3B9           |

### **Amenities**

|                |                                     |
|----------------|-------------------------------------|
| Parking Spaces | 2                                   |
| Parking        | Parking Pad, Single Garage Detached |
| # of Garages   | 1                                   |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | Granite Counters, No Animal Home, No Smoking Home, Separate Entrance     |
| Appliances        | Bar Fridge, Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer |
| Heating           | Forced Air, Natural Gas  |
| Cooling           | None   |
| Has Basement      | Yes  |
| Basement          | Exterior Entry, Finished, Full   |

### **Exterior**

|                   |                           |
|-------------------|---------------------------|
| Exterior Features | Courtyard, Private Yard   |
| Lot Description   | Low Maintenance Landscape |
| Roof              | Asphalt Shingle           |
| Construction      | Wood Frame                |
| Foundation        | Poured Concrete           |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 12th, 2025 |
| Days on Market | 21               |
| Zoning         | R-CG             |

### **Listing Details**

|                |         |
|----------------|---------|
| Listing Office | ComFree |
|----------------|---------|

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.