\$490,000 - 3725 41 Street Sw, Calgary

MLS® #A2259985

\$490,000

3 Bedroom, 2.00 Bathroom, 1,108 sqft Residential on 0.07 Acres

Glenbrook, Calgary, Alberta

Cleaned, painted, and fully refreshed, this Glenbrook semi-detached features 3 bedrooms, 2 bathrooms, and over 1,000 sq ft above grade, blending original charm with key updates throughout. The layout is bright and functional, with spacious living areas, large bedrooms, and a separate side entrance offering flexibility for a secondary suite that would be subject to approval and permitting by the city/municipality. Major upgrades already completed include a new roof with heated eavestroughs, updated windows, a high-efficiency furnace, and a newer hot water tank providing peace of mind for years to come. The front and back gardens are beautifully landscaped with mature perennials, creating a peaceful outdoor retreat. Located in one of Calgary's most accessible neighbourhoods near Mount Royal University, parks, schools, shopping, and transit. Priced below the city-assessed value, this home offers an exceptional opportunity for first-time buyers, downsizers, or investors looking for strong long-term value. Book your showing today!







Built in 1962

Essential Information

MLS® # A2259985 Price \$490,000

Bedrooms 3

Bathrooms 2.00

Full Baths 1

Half Baths 1

Square Footage 1,108

Acres 0.07

Year Built 1962

Type Residential

Sub-Type Semi Detached

Style 1 and Half Storey, Side by Side

Status Active

Community Information

Address 3725 41 Street Sw

Subdivision Glenbrook

City Calgary

County Calgary

Province Alberta

Postal Code T3E 3L6

Amenities

Parking Spaces 2

Parking Alley Access, Off Street, On Street, Parking Pad, RV Access/Parking,

Additional Parking

Interior

Interior Features Ceiling Fan(s), Open Floorplan, Separate Entrance, Storage, Vinyl

Windows

Appliances Electric Stove, Microwave, Refrigerator, Washer/Dryer

Heating High Efficiency, Forced Air, Natural Gas, ENERGY STAR Qualified

Equipment

Cooling None

Has Basement Yes

Basement Full, Exterior Entry, Partially Finished

Exterior

Exterior Features Garden, Private Entrance, Private Yard

Lot Description Back Lane, Back Yard, Front Yard, Garden, Gazebo, Landscaped,

Lawn, Low Maintenance Landscape, Private, Native Plants, See

Remarks

Roof Asphalt Shingle, See Remarks

Construction Brick, Concrete, Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed September 25th, 2025

Days on Market 21

Zoning R-CG

Listing Details

Listing Office eXp Realty

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