

# \$499,000 - 43 Falshire Close Ne, Calgary

MLS® #A2241861

**\$499,000**

5 Bedroom, 2.00 Bathroom, 1,090 sqft

Residential on 0.08 Acres

Falconridge, Calgary, Alberta

NICE AND CLEAN 4 LEVEL SPLIT WITH 3+2 BEDROOMS 2 FULL BATHS.LIVING ROOM WITH BAY WINDOW.FORMAL DINING ROOM AND ALSO BREAKFAST NOOK IN THE KITCHEN.CLOSE TO 2 SCHOOLS.EASY TO SHOW.SHOWS NICE.

Built in 1984

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2241861      |
| Price          | \$499,000     |
| Bedrooms       | 5             |
| Bathrooms      | 2.00          |
| Full Baths     | 2             |
| Square Footage | 1,090         |
| Acres          | 0.08          |
| Year Built     | 1984          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 4 Level Split |
| Status         | Active        |

## Community Information

|             |                      |
|-------------|----------------------|
| Address     | 43 Falshire Close Ne |
| Subdivision | Falconridge          |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T3J 3A2              |



## Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Playground             |
| Parking Spaces | 4                      |
| Parking        | Off Street, Unassigned |

## Interior

|                   |                                                                           |
|-------------------|---------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home                                           |
| Appliances        | Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                   |
| Cooling           | None                                                                      |
| Has Basement      | Yes                                                                       |
| Basement          | Full, Partially Finished                                                  |

## Exterior

|                   |                                               |
|-------------------|-----------------------------------------------|
| Exterior Features | Garden, Lighting, Private Entrance            |
| Lot Description   | Back Lane, Landscaped, Level, Rectangular Lot |
| Roof              | Asphalt Shingle                               |
| Construction      | Metal Siding, Wood Frame                      |
| Foundation        | Poured Concrete                               |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 22nd, 2025 |
| Days on Market | 16              |
| Zoning         | R-CG            |

## Listing Details

|                |                    |
|----------------|--------------------|
| Listing Office | Royal LePage METRO |
|----------------|--------------------|

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