43 New Street SE

Calgary | Active | MLS® A2345129

$1,090,000









Bedrooms	Bathrooms	Year Built	Living area
3	**2**	**1913**	**1,583 sq. ft.**

Your next move starts with a conversation.

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Listed by Real Estate Professionals Inc.

A closer look

Rarely does an opportunity arise to own a property that offers this much land, privacy, and lifestyle in one of Calgary’s most sought-after river communities.Situated on an extraordinary . pie-shaped lot, expanded beyond its original footprint through additional land acquired over the years, this beautifully maintained bungalow enjoys one of the largest and most unique residential parcels in the area. Surrounded by mature trees and landscaping, the property offers a sense of space and seclusion that is increasingly difficult to find this close to downtown. Properties with this amount of usable outdoor space are exceptionally rare in established inner-city neighbourhoods, offering a unique blend of urban convenience and private retreat.

Whether you’re enjoying morning coffee on the deck, unwinding in the hot tub after a walk along nearby river pathways, entertaining family and friends in the expansive backyard, or simply enjoying the peace and privacy of your surroundings, this home delivers a lifestyle that few inner-city properties can match. Inside, the home offers 1,583 sq. ft. above grade plus a fully developed basement. The main level features a spacious primary retreat with a private ensuite, a second bedroom, an additional full bathroom, and bright open-concept living spaces designed for comfortable everyday living. Large windows throughout the home fill the space with natural light while providing beautiful views of the surrounding yard and mature landscaping.The developed lower level offers additional flexibility with a large recreation and games room, a third bedroom, and extensive storage space, making it ideal for guests, hobbies, or multi-generational living.

Located just minutes from downtown Calgary, schools, shopping, parks, golf, and extensive river pathway systems, this property offers the perfect balance of urban convenience and private retreat.A rare opportunity to own a truly special property where the lot, location, and lifestyle come together in a way that seldom becomes available.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2345129
Bedrooms	3
Bathrooms	2
Year Built	1913
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No

Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	1 and Half Storey
Total Living Area:	1,583 sq. ft.
Main Level Finished Area:	1,544 sq. ft.
Acreage:	No
Lot Area:	8,640 sq. ft.
Lot Frontage:	60'11½"
Front Exposure:	North
Levels:	One and One Half
Total Rooms Above Grade:	6
Year built:	1913 (Age: 113)
Bedrooms:	3 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	1
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	1
Plan:	2510372
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Concrete
Structure Type:	House
Roof:	Asphalt Shingle

Ensuite:	Yes
Flooring:	Hardwood, Tile
Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	None
Parking Places:	0
Parking Total/Covered:	0 / -
Laundry Features:	In Basement
City Quadrant:	Southeast
Community:	Inglewood
Appliances:	Dishwasher, Gas Range, Refrigerator, Washer/Dryer
Inclusions:	N/A
Restrictions:	None Known
Main Floor	Bedroom - Primary · 28'3" × 19'4" ·
Main Floor	Entrance · 13'8" × 8'6" ·
Main Floor	Bedroom · 13'4" × 11'5" ·
Main Floor	Living Room · 17'7" × 11'5" ·
Main Floor	Kitchen · 13'10" × 11' ·
Main Floor	Dining Room · 13'6" × 10'6" ·
2nd Floor	Office · 5'11" × 5'2" ·
Basement	Game Room · 19'4" × 17'2" ·
Basement	Bedroom · 16'10" × 10'7" ·
Basement	Laundry · 19'9" × 16'4" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Walking/Bike Paths

Interior Features:	Built-in Features
Exterior Features:	Balcony, Garden
Patio And Porch Features:	Balcony(s)
Lot Features:	Back Lane
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	R-CG
Listed Date:	Nov 11, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/43-new-street-se-calgary-a2345129/

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