



## 2447 29 Avenue Calgary Alberta

\$799,900

Outstanding redevelopment or investment opportunity very close to Marda Loop. 50 x 125 foot lot with SOUTH facing yard located on 29th Avenue in the sought after community of Richmond. This is a bungalow in mostly original condition, with oversized single garage (22'4" x 11'4") and oversized, heated double garage (23'5" x 23'5") with alley access. While the house could be updated, the property is most suitable for redevelopment. Desirable, walkable location being just minutes from Marda Loop, schools, parks, and countless amenities. Do not delay on this excellent opportunity! (id:6769)

4pc Bathroom 8.33 Ft x 5.33 Ft

Bedroom 11.42 Ft x 9.92 Ft

Kitchen 14.00 Ft x 12.00 Ft

Laundry room 14.92 Ft x 11.83 Ft

Recreational, Games room 22.25 Ft x 11.83 Ft

4pc Bathroom 9.50 Ft x 5.00 Ft

Bedroom 11.00 Ft x 9.50 Ft

Dining room 12.17 Ft x 10.00 Ft

Kitchen 15.42 Ft x 9.67 Ft

Living room 15.58 Ft x 13.92 Ft

Primary Bedroom 12.25 Ft x 10.92 Ft

Listing Presented By:



Originally Listed by:

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See

**Mirror**

100, 707-10 AVE. SW , Calgary, AB,  
T2R 0B3

Phone: 403-969-0267  
arobinson@cirrealty.ca