



2309 Richmond Road Calgary Alberta

\$690,000

Welcome To RICHMOND ROAD SW(KNOB HILL COMMUNITY) Are you looking for a home that backs onto a green space , with no neighbours behind you and is close to downtown and connected to main thoroughfares for accessing the city. This HOME/LOT sits on an RC2 designation. It is tenant occupied and has always had long term tenants. Southwest facing back yard and is ready for your dream home or a perfect addition to your real estate portfolio. This bungalow has close to 1000 Sq Ft on the main level and has an illegal suite in the basement with plenty of parking for your tenants. A double garage in back and a back lane. The property is being sold "AS IS" and the tenant on main level is willing to stay. The lower level is vacant. Perfect location with major development potential (id:6769)

Laundry room 14.83 Ft x 12.00 Ft

2pc Bathroom 10.50 Ft x .00 Ft

Bedroom 10.00 Ft x 9.00 Ft

Dining room 8.50 Ft x 10.42 Ft

Kitchen 9.08 Ft x 10.58 Ft

Living room 15.58 Ft x 13.92 Ft

Primary Bedroom 12.00 Ft x 9.00 Ft

4pc Bathroom 5.33 Ft x 9.08 Ft

Bedroom 9.42 Ft x 8.42 Ft

Bedroom 8.42 Ft x 12.00 Ft

Kitchen 10.08 Ft x 5.08 Ft

Recreational, Games room 21.17 Ft x 11.75 Ft

Listing Presented By:



Originally Listed by:
REAL BROKER

RE/MAX[®]

**RE/MAX REAL ESTATE
(CENTRAL)**

773 Glenmore rd , Calgary, British
Columbia, V1V 3B9

Phone: (403) 850-6722
ctimos@telus.net