



5107 Norris Road Calgary Alberta

\$799,900

Rare chance for RENOVATION OR REDEVELOPMENT in this sought-after location, on the market for the very first time! This 15,188 SQ FT LOT IS ONE OF THE BIGGEST LOTS IN UPPER NORTH HAVEN! Recently re-zoned by the City to RCG, this lot offers so much potential!! There are many new homes being built in the area. With the right creativity, a multi-family project might be a potential. The 1300+ sq ft bungalow can be a great fixer upper. It features 3 bedrooms, including a master with a 2-pc bath, a den and an open concept living room, dining area and kitchen. The basement is partially developed with a large open area. Some upgrades include newer siding, roof, furnace, hot water tank, insulation, windows and doors. There are even vaulted ceilings and a double-detached garage with a small pond just behind! This sought-after community provides convenient & walkable access to Nose Hill Park, one of Calgary's largest natural areas, known for its expansive walking trails and rich wildlife. The community is rich with amenities including the Winter Club, schools, playgrounds, transit and quick access to 14 Street and John Laurie Blvd. Your blank canvas awaits--create your dream! Don't miss out on this opportunity to own in a family friendly community! (id:6769)

Recreational, Games room 5.66 M x 3.71 M

Other 2.72 M x 1.98 M

Den 3.99 M x 2.84 M

Other 3.91 M x 2.74 M

Living room 4.65 M x 3.96 M

Family room 4.65 M x 3.76 M

Other 4.70 M x 3.35 M

Primary Bedroom 4.01 M x 3.56 M

Bedroom 4.01 M x 3.56 M

Bedroom 2.87 M x 2.80 M

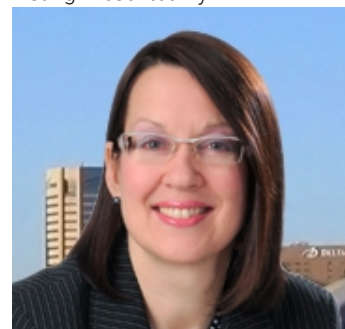
2pc Bathroom 1.52 M x 1.35 M

4pc Bathroom 2.21 M x 2.03 M

Foyer 3.58 M x 1.22 M

Family room 6.17 M x 4.22 M

Listing Presented By:



Originally Listed by:
Century 21 Bamber Realty LTD.

<http://www.farahinthecity.com/>



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

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

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