



## 3721 CENTRE B Street Calgary Alberta

\$589,000

ATTN: Builders & Investors ---- Build Big on this rare 60 ft x 120 ft lot w/ great little bungalow across from school yard & park... Rent it, live in it, or build 2 dream homes ! Fantastic time to take advantage of lower prices for prime land & build for the future while renting for approx \$2000/month. Wall to wall hardwoods, electric fireplace, newly painted, sliding doors out to a massive West back deck and single, oversized garage + shed. Fully developed basement w/ 2 additional bedrooms and another 3 pce bathroom. Electrical, furnace and plumbing all sound & complete with new roof. Well priced for tomorrow's market, not yesterday.... Vacant & ready. Should move fast.



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