# 212 6 Avenue Calgary Alberta

$1,099,900

ATTENTION: INVESTORS & DEVELOPERS! This development-ready site in Crescent Heights offers 6,000 SQ FT OF PRIME REAL ESTATE! Bring your architect and design the project of your dreams on this FLAT SITE in an UNBEATABLE LOCATION. The land has already been cleared and is READY FOR IMMEDIATE DEVELOPMENT, giving you a head start on your next project. Less than a 5-minute walk from Rotary Park, residents will enjoy access to a splash park, tennis courts, lawn bowls clubs, an off-leash dog park, and BEAUTIFUL CITY VIEWS. This location offers a short, walkable commute to downtown via Edmonton Trail and Centre Street. With easy access to 16 Ave and Memorial Drive and the vibrant amenities of Bridgeland and Centre Street within walking distance, this lot is ideally situated for modern urban living. Reach out today for more information! (id:6769)

Listing Presented By:

Originally Listed by:
RE/MAX House of Real Estate

https://www.urbanupgrade.ca/

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