



## 3940 1A Street Calgary Alberta

\$1,550,000

ONCE IN A LIFETIME DEVELOPMENT OPPORTUNITY! The very last chance to purchase a property right in the middle of the coveted Parkhill Ridge and build your dream home. Experience fabulous sunsets and breathtaking river and mountain views! If you could hand pick the perfect location on the street, this would be the one! This 52ft by 131ft lot fronts the ridge and backs onto Parkhill park. It really doesn't get any better. R-C2 zoning will give some flexibility on design and development options. Property is currently being rented but will be vacant within the next 3 months. Use the time to start designing your dream home! Call today! (id:6769)

Recreational, Games room 27.83 Ft x 8.50 Ft

Other 11.50 Ft x 9.00 Ft

Furnace 15.33 Ft x 13.83 Ft

1pc Bathroom 7.50 Ft x 4.17 Ft

Kitchen 10.00 Ft x 9.50 Ft

Dining room 18.83 Ft x 13.67 Ft

Living room 19.33 Ft x 12.50 Ft

Bedroom 11.83 Ft x 9.83 Ft

Bedroom 11.17 Ft x 9.33 Ft

4pc Bathroom 7.33 Ft x 6.33 Ft

Listing Presented By:



Originally Listed by:  
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