



7824 33 Avenue Calgary Alberta

\$695,000

Development Permit Approved!!! Don't wait a year to get your development permit approved!! Ready to Build 8 plex. All plans and architectural designs will be transferred to the new owner, that is over \$30,000 of value and a year waiting around. If you need more time to build, the home is a great rental, the home was generating \$2500 plus utilities. 50ft x120ft Rectangular flat Lot located in the heart of Bowness on 33avenue, close to all amenities and roadways, farmers market and COP ski hill. This amazing bungalow with over 1300 sqft of living space. Three Large bedrooms, Living room and dining room, large kitchen with lots of storage. Spacious front and back yards, fully fenced with a large shed for all your storage needs. Selling realtor has interest in the property. (id:6769)

Recreational, Games room 14.00 Ft x 15.50 Ft

Storage 8.92 Ft x 5.58 Ft

Furnace 14.00 Ft x 12.67 Ft

Dining room 11.33 Ft x 10.92 Ft

Kitchen 14.08 Ft x 13.25 Ft

Living room 17.75 Ft x 11.92 Ft

Pantry 3.83 Ft x 2.00 Ft

Primary Bedroom 14.50 Ft x 12.00 Ft

Bedroom 14.50 Ft x 10.33 Ft

Bedroom 10.92 Ft x 11.92 Ft

4pc Bathroom 7.08 Ft x 7.92 Ft

Listing Presented By:



Originally Listed by:
CIR Realty



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