



10535 Elbow Drive Calgary Alberta

\$525,000

ATTENTION FIRST TIME BUYERS, FLIPPERS & INVESTORS! Opportunity knocks at 10535 Elbow Drive SW. This detached home is situated on a large lot (50 x 100) in a well-established Southwest Calgary location and offers exceptional potential for investors, renovators, or first time buyers looking to add value in a great SW community. The main level features three bedrooms and one full bathroom, providing a functional layout with plenty of natural light. Downstairs, the property includes a two-bedroom, one-bathroom illegal basement suite, offering flexible living options and strong income potential. With its generous lot size, this property presents multiple possibilities -- renovate, reconfigure, or hold as a revenue property. Located close to major roadways, transit, shopping, and amenities, this is a strategic opportunity in a desirable area. Whether you're looking to invest, redevelop, or create your own vision, this property is packed with potential and value in a sought-after Southwest location. Book your private showing today! (id:6769)

Family room 15.75 Ft x 8.58 Ft
Other 9.67 Ft x 8.33 Ft
Bedroom 13.50 Ft x 8.25 Ft
Bedroom 10.33 Ft x 9.92 Ft
4pc Bathroom 7.50 Ft x 5.67 Ft
Laundry room 8.92 Ft x 5.50 Ft
Living room 17.17 Ft x 12.67 Ft

Kitchen 9.25 Ft x 9.17 Ft
Dining room 9.17 Ft x 8.08 Ft
Bedroom 14.75 Ft x 9.67 Ft
Bedroom 10.83 Ft x 8.08 Ft
Bedroom 9.33 Ft x 9.08 Ft
3pc Bathroom 8.75 Ft x 7.50 Ft

Listing Presented By:



Originally Listed by:
2% Realty

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

RE/MAX Realty Professionals

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141
darylcarlson@shaw.ca