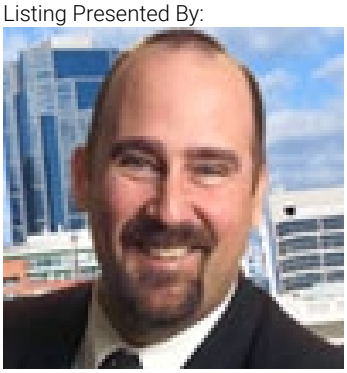


128 40 Avenue Calgary Alberta

$1,349,000

RARE INNER-CITY INVESTMENT OPPORTUNITY in the sought-after community of Highland Park! Ideally situated on a generous 67' x 120' lot, this legal fourplex offers an exceptional combination of location, income potential, and long-term redevelopment value. Residents will enjoy convenient access to schools, Tim Hortons, local shops, public transit, major roadways, and downtown Calgary.The property features three spacious two-bedroom units and one one-bedroom unit, complemented by numerous upgrades and a brand-new coin-operated washer and dryer. Additional highlights include a newer 24' x 21' double detached garage, three additional parking stalls, a storage shed, a large patio, and a beautifully landscaped, fully fenced private yard.A well-maintained income property in a highly accessible inner-city location--an excellent opportunity for investors or future redevelopment. (id:6769)

Listing Presented By:



Originally Listed by:
eXp Realty

https://yichenwang.exprealty.com/

RE/MAX Realty Professionals

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

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