

1803 Cayuga Crescent Calgary Alberta

$1,350,000

A RARE OPPORTUNITY IN THE HEART OF FOOTHILL ESTATES!(Note: RPR waiting for city compliance just added to Documents/suppliments). OPEN HOUSE SAT NOV 21 2:30-4:00PM and SUN NOV 22 1:30-3:00pm. Opportunities like this don't come along often! Welcome to Cayuga Crescent, one of Foothill Estates' most coveted streets, where you have the chance to secure an exceptional 10,600+ sq. ft. parcel and build the home you've always envisioned.One of the largest lots in the community, this remarkable property offers the space, flexibility, and setting to create something truly special. Foothill Estates has experienced an exciting transformation, with numerous multimillion-dollar estate homes being extensively renovated or newly constructed. Cayuga Crescent is at the centre of this revitalization, making this an outstanding opportunity to secure your place in one of the area's most desirable enclaves.The location is equally impressive. Facing directly onto Cayuga Park and just steps from Collingwood Park, you'll enjoy easy access to beautiful pathways, an off-leash dog park, and the extensive natural surroundings of Nose Hill Park. Add convenient access to downtown, the University of Calgary, the Calgary Winter Club, and an excellent selection of schools, and it's easy to see why this location is so highly sought after.The opportunity is truly exceptional: this is the first MLS listing on Cayuga Crescent in nine years! Whether you're looking to build your forever home or secure a premium piece of real estate in an established and evolving community, this is an opportunity worth acting on.Don't miss your chance to make Cayuga Crescent your address!OFFER DETAILSNote restrictive covenant to be registered on title (in documents). The sellers will be reviewing offers on Wednesday, November 25. Please submit all offers to selling realtor by 7:00 p.m. for review at 8:00 p.m.THE SELLERS RE...

Living room 27.67 Ft x 13.42 Ft

Foyer 6.17 Ft x 6.58 Ft

Dining room 11.00 Ft x 11.83 Ft

Kitchen 11.25 Ft x 11.58 Ft

2pc Bathroom 5.83 Ft x 4.83 Ft

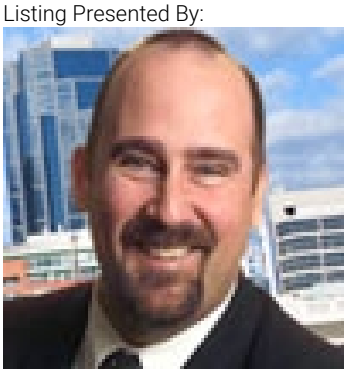
Primary Bedroom 15.33 Ft x 12.75 Ft

Bedroom 11.92 Ft x 9.33 Ft

Bedroom 15.33 Ft x 9.25 Ft

4pc Bathroom 11.83 Ft x 4.92 Ft

Listing Presented By:



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Houston Realty.ca

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