



## 1810 10 Avenue Calgary Alberta

\$1,200,000

Investor Alert! Renovated two-storey, free-standing mixed-use building offering an excellent income-generating opportunity. The main floor features 2,060.5 sq. ft. of commercial space, currently used as a church. The space was previously operated as a convenience store and has since been converted for its current use. The upper level offers 1,930.7 sq. ft. of residential living space, including 3 bedrooms plus a spacious flex room with a large window and door--easily convertible into a fourth bedroom--along with 2.5 bathrooms. Situated on a corner lot, this property enjoys a prime location with easy access to downtown and major roadways. A rare and versatile investment opportunity combining commercial and residential use in one property. Don't miss out--book your showing today! (id:6769)

Listing Presented By:



Originally Listed by:  
Grand Realty

**RE/MAX Realty Professionals**

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