



2036 23 Avenue Calgary Alberta

\$875,000

Investor Alert! This property boasts an impressive 52-foot frontage (52.49 x 110 foot lot) on a quiet street in the vibrant inner-city community of Richmond, also known as Knob Hill. The neighborhood offers convenient access to schools, ample public transportation, and is less than a 10-minute drive from the city center. The bungalow can be enjoyed as is or developed further. It includes a basement with a kitchen, laundry area, two additional bedrooms, a spacious family room with a free-standing fireplace, and a detached double-car garage measuring 23 by 21 feet. Schedule your showing today--this one won't last! (id:6769)

Laundry room 7.00 Ft x 6.50 Ft

Other 12.00 Ft x 5.50 Ft

Recreational, Games room 18.50 Ft x 12.00 Ft

Bedroom 15.50 Ft x 12.00 Ft

Bedroom 16.00 Ft x 12.00 Ft

4pc Bathroom 7.50 Ft x 5.00 Ft

Kitchen 11.50 Ft x 9.50 Ft

Dining room 10.00 Ft x 9.00 Ft

Living room 15.50 Ft x 11.50 Ft

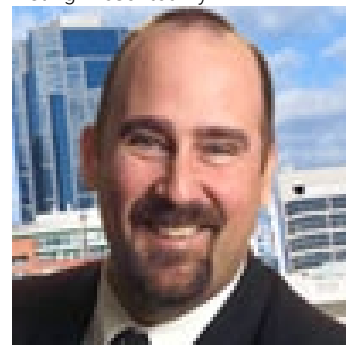
Primary Bedroom 12.00 Ft x 10.00 Ft

Bedroom 10.00 Ft x 9.00 Ft

Bedroom 10.00 Ft x 9.00 Ft

4pc Bathroom 8.00 Ft x 5.00 Ft

Listing Presented By:



Originally Listed by:
2% Realty

<https://sellcalgaryhomes.ca/>

RE/MAX Realty Professionals

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

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