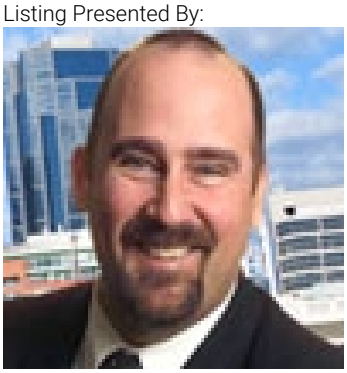


2205 1 Street Calgary Alberta

$3,199,900

An ideal investment opportunity in inner-city Tuxedo Park. Situated on a corner lot, this four-townhome development is designed with four three-bedroom main residences and four self-contained, one-bedroom basement legal suites, creating the potential for eight separate rental streams. Each townhome spans three above-grade levels, with a kitchen and living area on the main floor, two bedrooms and laundry on the second floor, and a third bedroom above. Each basement legal suite is designed with its own separate entrance, kitchen, living and dining area, bedroom, bathroom, and laundry. A detached garage adds convenience for residents. The location places residents near the shops, restaurants, and transit along Centre Street and Edmonton Trail, with convenient access to downtown Calgary, SAIT, and Confederation Park. The combination of spacious townhomes and basement legal suites offers flexibility to rent to households with different needs. For investors exploring CMHC MLI Select, this may be the ideal investment. Call today for more information. (id:6769)

Listing Presented By:



Originally Listed by:
Century 21 Bravo Realty

http://www.tihomes.ca/

RE/MAX Realty Professionals

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

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