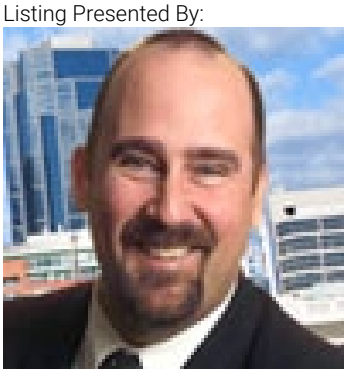


307 11 Avenue High River Alberta

$3,400,000

Seize a remarkable venture with this 20-unit condominium building, perfectly positioned for a savvy investor looking for a high-potential, large-scale commercial project. Located just a 30-minute drive from downtown Calgary, this development offers the perfect balance of suburban demand and city accessibility.The building footprint features an excellent asset mix tailored for high-density rental or resale demand, consisting of 13 one-bedroom units and 7 bachelor suites. Construction is approximately 65% complete, offering a unique advantage for the right buyer to step in, customize the final finishes, and realize substantial equity growth.Please note that this is a court-ordered sale. There are specific disclosure items associated with the property; interested parties and their representatives are requested to contact the listing agent directly to discuss these details. Don't miss out on this exceptional value-add opportunity in a growing market. ** Please note the building is sold as is where is with out representations or warranties** (id:6769)

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