

5020 80 Avenue Calgary Alberta

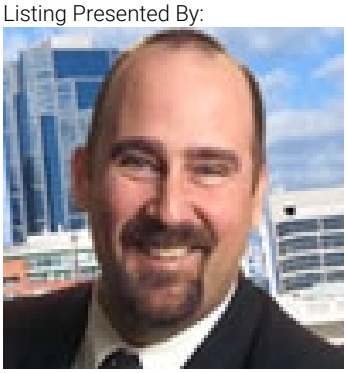
$6,750,000

EXCEPTIONAL 4.68-ACRE INVESTMENT & HOLDING OPPORTUNITY in Saddle Ridge! RARELY does a property of this size become available in one of Calgary's fastest-growing northeast communities. Surrounded by ongoing and recent development on neighbouring properties, this prime 4.68-acre parcel presents outstanding long-term holding and FUTURE DEVELOPMENT potential (subject to City approvals). The property features a well-maintained and fully livable **2,417 sq. ft. bi-level home** with a TRIPLE CAR ATTACHED GARAGE, offering the flexibility to live in, rent out, or generate holding income while planning for the future. Strategically located with excellent access to major roadways, amenities, schools, shopping, and transit, this is an exceptional opportunity for developers, builders, land investors, and those looking to secure a premium parcel in a rapidly evolving area. Whether you're seeking your next development project or a valuable land-banking opportunity with the flexibility of an existing residence, this property offers tremendous potential in a highly desirable location.Opportunities like this are increasingly rare--secure your position in the future growth of Saddle Ridge today. (id:6769)

4pc Bathroom 6.75 Ft x 11.00 Ft
Bedroom 11.83 Ft x 13.25 Ft
Bedroom 11.92 Ft x 11.00 Ft
Kitchen 11.17 Ft x 11.42 Ft
Living room 21.17 Ft x 12.92 Ft
2pc Bathroom 6.08 Ft x 5.67 Ft
4pc Bathroom 7.52 Ft x 10.00 Ft

Bedroom 14.42 Ft x 11.50 Ft
Dining room 8.83 Ft x 8.75 Ft
Foyer 7.75 Ft x 7.42 Ft
Kitchen 14.17 Ft x 13.50 Ft
Living room 24.67 Ft x 16.58 Ft
Primary Bedroom 14.42 Ft x 13.50 Ft

Listing Presented By:



Originally Listed by:
First Place Realty

RE/MAX Realty Professionals

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

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