



514 30 Street Calgary Alberta

\$1,095,000

Tremendous opportunity. Located on a quiet street in desirable Parkdale and close to downtown, SAIT, University of Calgary, Children's Hospital. Over 6800 square foot lot is zoned RCG with plans submitted for future 4-plex development, complete with legal suites and garage coverage for each unit. All four units would come in around 1900 square feet with an average of 500 square feet for the legal suites. The seller is providing a preliminary package for the buyer's use on this particular lot only as it is copyrighted and cannot be used for other lots. (id:6769)

4pc Bathroom 4.33 Ft x 9.33 Ft
Kitchen 9.83 Ft x 9.33 Ft
Storage 4.00 Ft x 17.33 Ft
Furnace 12.00 Ft x 9.50 Ft
Bedroom 10.67 Ft x 10.25 Ft
Bedroom 10.67 Ft x 7.92 Ft
Family room 11.08 Ft x 15.17 Ft

Kitchen 8.75 Ft x 11.08 Ft
Dining room 9.58 Ft x 7.42 Ft
4pc Bathroom 4.92 Ft x 7.75 Ft
Bedroom 10.00 Ft x 11.17 Ft
Primary Bedroom 11.33 Ft x 14.42 Ft
Living room 11.33 Ft x 17.58 Ft
Other 4.83 Ft x 4.00 Ft

Listing Presented By:



Originally Listed by:
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RE/MAX Realty Professionals

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