

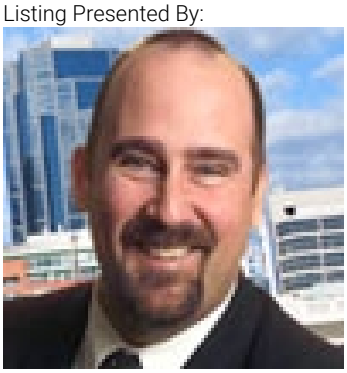
714 7 Avenue Calgary Alberta

$875,000

This is a rare opportunity to acquire a fully operational, high-performing short-term rental in one of Calgary's most desirable inner-city communities. Located at 714 7th Avenue NE in Bridgeland/Renfrew, this property is just steps from downtown, transit, and the Bow River pathway system.The home is not simply suited for Airbnb use, it is already established as one of the top-performing three-bedroom short-term rentals in the city. It currently ranks among the highest in Calgary for gross revenue in its category, with 158 reviews, a 4.84 rating, and Superhost status. All performance metrics are documented and supported by AirDNA data.Over $125,000 has been invested into renovations, furnishings, design, and technology, with a clear focus on maximizing guest experience and occupancy. The interior features a cohesive Mexican hacienda-inspired design with custom tile work, warm tones, and thoughtfully curated spaces that photograph well and encourage repeat bookings.The home offers three bedrooms, including a king suite, along with flexible sleeping arrangements such as trundles and a Murphy bed, allowing for a total capacity of up to 10 guests. There are 2.5 bathrooms, making it well suited for larger groups.One of the most unique features of this property is the fully permitted conversion of the triple-car garage into a games and entertainment space. This area includes arcade games such as Pac-Man and Buck Hunter, foosball, a Murphy bed, a minibar, and a half bathroom. This addition significantly enhances both guest experience and revenue potential in a way that is difficult to replicate.Additional features include a private hot tub with updated components, a dedicated home gym with proper flooring and equipment, a professional-grade kitchen designed for group use, smart locks, smart TVs with streaming capabilities, high-speed Wi-Fi, and central air conditioning.The...

Storage 9.75 Ft x 4.58 Ft
Storage 12.58 Ft x 9.08 Ft
Furnace 21.75 Ft x 15.25 Ft
Living room 16.00 Ft x 11.83 Ft
Kitchen 11.00 Ft x 10.00 Ft
Dining room 14.00 Ft x 8.50 Ft
Foyer 7.83 Ft x 6.58 Ft
Recreational, Games room 22.75 Ft x 19.92 Ft
2pc Bathroom 5.00 Ft x 4.92 Ft
Exercise room 19.67 Ft x 11.17 Ft
Primary Bedroom 20.33 Ft x 15.50 Ft
Other 13.33 Ft x 11.58 Ft

Listing Presented By:



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RE/MAX Realty Professionals

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Bedroom 13.58 Ft x 8.67 Ft

3pc Bathroom 13.25 Ft x 5.25 Ft

Other 13.00 Ft x 5.00 Ft

5pc Bathroom 13.58 Ft x 5.17 Ft