\$699,000 - 2740 16a Street Se, Calgary

MLS® #A2191699

\$699,000

1 Bedroom, 1.00 Bathroom, 645 sqft Residential on 0.11 Acres

Inglewood, Calgary, Alberta

Huge Price reduction to sell this R-CG Corner Lot in Inglewood quickly
Attention investors and developers! This is your chance to acquire a prime corner lot in the highly desirable Inglewood community.
With over 4,850+ sq ft of R-CG zoned land, this property offers tremendous potential for a multi-family development.

A Development Permit application for a 3-Plex is Conditionally Approved, making it an ideal investment for those looking to capitalize on the growth in the area. Each unit is 2-Storey close of 1500 sqft living space above grade designed to feature 3 bedrooms, 2.5 baths above grade, plus a 1-bedroom, 1-bath basement.

• Despite current Home is Live able but selling this Land Only. No Warranties for the existing structure.

• This is the perfect opportunity for developers to create a modern, high-demand living space in a fantastic location.

Don't miss out on this incredible opportunity to build in one of the city's most sought-after neighborhoods!

DP Drawings, Site Survey, RPR and DP Decision is Uploaded

Built in 1914

Essential Information

MLS® # A2191699 Price \$699,000





Bedrooms 1

Bathrooms 1.00

Full Baths 1

Square Footage 645

Acres 0.11

Year Built 1914

Type Residential

Sub-Type Detached

Style Bungalow

Status Active

Community Information

Address 2740 16a Street Se

Subdivision Inglewood

City Calgary

County Calgary

Province Alberta

Postal Code T2G 3T2

Amenities

Parking Off Street

Interior

Interior Features See Remarks

Appliances Gas Range, Range Hood, Refrigerator

Heating Forced Air

Cooling None

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features None

Lot Description Back Lane, Corner Lot, Rectangular Lot

Roof Cedar Shake

Construction Wood Siding

Foundation Poured Concrete

Additional Information

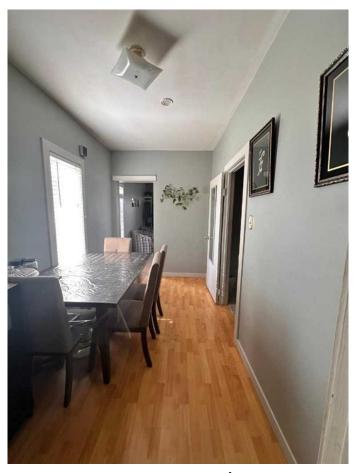
Date Listed January 31st, 2025

Days on Market 87

Zoning R-CG

Listing Details

Listing Office CalEstate Realty



Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.