

\$799,000 - 216 15 Avenue Nw, Calgary

MLS® #A2215530

\$799,000

5 Bedroom, 2.00 Bathroom, 1,009 sqft

Residential on 0.11 Acres

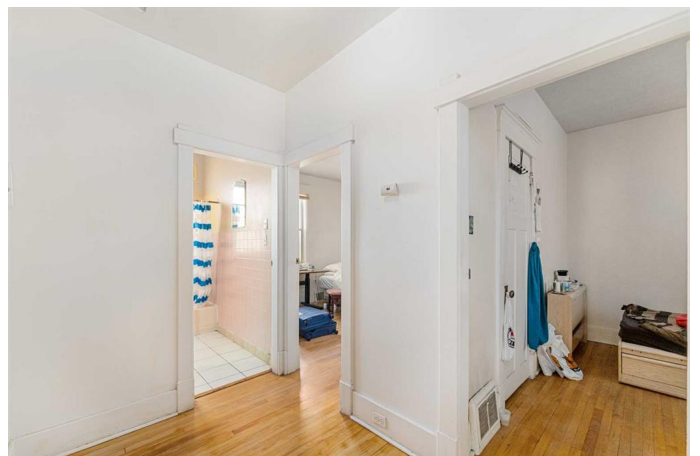
Crescent Heights, Calgary, Alberta

Prime Location Alert! Exceptional M-C2 zoned property in the heart of vibrant Crescent Heights—a must-see for buyers, investors, and developers! Unlock outstanding investment potential with strong cash-flow and exciting redevelopment opportunities. This well-maintained older bungalow, featuring a fully finished basement, offers a fantastic canvas for a high-value renovation project. Steps from top-rated restaurants, trendy shops, and excellent schools, plus just minutes to Downtown, SAIT, and lush parks. Enjoy seamless access with multiple public transit options. Builders/Developers, ask about potential land assembly with adjacent lot for larger development.

Built in 1920

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2215530 |
| Price | \$799,000 |
| Bedrooms | 5 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,009 |
| Acres | 0.11 |
| Year Built | 1920 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |



| | |
|--------|--------|
| Status | Active |
|--------|--------|

Community Information

| | |
|-------------|------------------|
| Address | 216 15 Avenue Nw |
| Subdivision | Crescent Heights |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2M 0G8 |

Amenities

| | |
|----------------|------------|
| Parking Spaces | 1 |
| Parking | Off Street |

Interior

| | |
|-------------------|--------------------------------|
| Interior Features | See Remarks |
| Appliances | Washer/Dryer, Window Coverings |
| Heating | Forced Air |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Wood Burning |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|------------------------|
| Exterior Features | None |
| Lot Description | Rectangular Lot, Level |
| Roof | Asphalt Shingle |
| Construction | Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 28th, 2025 |
| Days on Market | 107 |
| Zoning | M-C2 |

Listing Details

| | |
|----------------|-------------------------|
| Listing Office | Century 21 Bravo Realty |
|----------------|-------------------------|

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