

\$949,900 - 140 28 Avenue Nw, Calgary

MLS® #A2141456

\$949,900

1 Bedroom, 1.00 Bathroom, 704 sqft
Residential on 0.13 Acres

Tuxedo Park, Calgary, Alberta

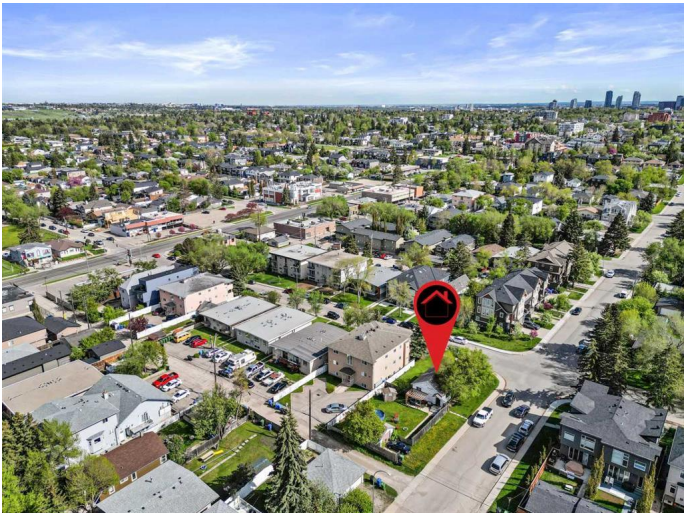
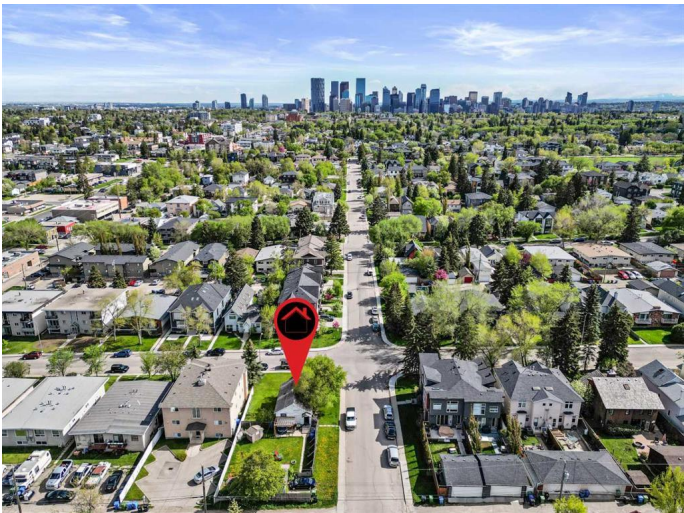
PERFECT FOR DEVELOPMENT

50'x120'. MC-1 Zoning. Win/Win. BUY NOW with only a 100K Downpayment. Save money, with NO qualifying. VENDOR TAKE BACK FINANCING, 1 yr open mortgage, 5% for 1st 6 months, then 10% for next 6 months. Further renewal or longer term possible. Immediate Rental Income. Property has 2 rental suites, and a detached garage. Main floor is Tenant occupied. On a month to month. Basement and Garage Currently vacant. Great location and a great Opportunity to get a rental/development property at market value which has immediate rental income, plus additional rental upside. While you decide to hold, flip or plan your next build.

Built in 1942

Essential Information

MLS® #	A2141456
Price	\$949,900
Sold Price	\$949,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	704
Acres	0.13
Year Built	1942
Type	Residential
Sub-Type	Detached



Style	Bungalow
Status	Sold

Community Information

Address	140 28 Avenue Nw
Subdivision	Tuxedo Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2M2K2

Amenities

Parking Spaces	1
Parking	Single Garage Detached

Interior

Interior Features	See Remarks
Appliances	Oven, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Suite

Exterior

Exterior Features	None
Lot Description	Back Lane, Corner Lot, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 14th, 2024
Date Sold	June 23rd, 2024
Days on Market	11
Zoning	M-C1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Real Estate (Central)
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