

\$725,000 - 1615 21 Street Nw, Calgary

MLS® #A2148127

\$725,000

4 Bedroom, 2.00 Bathroom, 1,000 sqft
Residential on 0.16 Acres

Hounsfield Heights/Briar Hill, Calgary, Alberta

4 BEDROOMS | 2 BATHROOMS | 7168 SQ.FT LOT | 55 X 130 LOT | DOUBLE DETACHED GARAGE | Nestled in the highly sought-after neighbourhood of Briar Hill, this charming property presents a unique opportunity for you to create your dream home, use as an investment property, or explore its immense potential for redevelopment with the possibility for RC-G zoning with the recent City of Calgary blanket rezoning. With back lane access adding convenience and flexibility, this property boasts a prime location with green space behind. Inside, the home features 4 bedrooms and 2 bathrooms. The layout offers flexibility for customization to suit your individual needs and preferences. Step outside and discover a sprawling backyard, offering ample space for outdoor gatherings, gardening, or simply unwinding in the fresh air. Imagine the possibilities for creating your own sanctuary in the heart of the city. Convenience meets lifestyle with this property's close proximity to parks, walking paths, schools, playgrounds, Banff trail and Lions Park LRT, and an array of trendy restaurants and shops. Don't miss this rare opportunity to own a piece of paradise in Briar Hill - where urban convenience meets natural beauty, offering the perfect canvas for to create the home of your dreams. Embrace the potential that this property holds and make it yours today.

Built in 1952



Essential Information

MLS® #	A2148127
Price	\$725,000
Sold Price	\$770,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,000
Acres	0.16
Year Built	1952
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	1615 21 Street Nw
Subdivision	Hounsfield Heights/Briar Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 2M3

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Laminate Counters, No Animal Home, No Smoking Home
Appliances	Built-In Refrigerator, Dishwasher, Electric Stove, Range Hood, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line
Lot Description	Back Lane, Corner Lot, Rectangular Lot

Roof	Asphalt Shingle
Construction	Aluminum Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 11th, 2024
Date Sold	July 12th, 2024
Days on Market	1
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX First
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