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1-12, 4607 73 STREET NW FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Calgary, Alberta

Listing ID:
30768

MLS ID:
A2225168

\$3,150,000



 **JOY DAKLALA**
 (403) 880-3066

 Michael Fleming Realty Corp.
 403-208-3500

 1-12, 4607 73 Street NW, Calgary , Alberta T3B2M3

Transaction Type	Title	Days On Market
For Sale	Fee Simple	248
Zoning	Subdivision	Building Type
M-C1	Bowness	Low Rise (2-4 stories)
Year Built	Structure Type	Property Type
1977	Low Rise (2-4 stories)	Commercial
Property Sub Type	Legal Plan	Building Area (Sq. Ft.)
Multi Family	7811038	13260.00
Building Area (Sq. M.)	Lot Size (Sq. Ft.)	Lot Size (Acres)
1231.88	18008	0.41
Footprint (Sq. Ft.)	Construction Type	Roof
8218	Wood Frame	Asphalt Shingle
Cooling	Heating	Access to Property
None	Forced Air,Natural Gas	Back Alley Access,Public Transportation Nearby
Inclusions	Restrictions	Reports
12 stoves, 12 fridges, 12 hot water tanks, 12 furnaces	None Known	None

This is the sale of units 1-12 inclusive in condo plan 7811038. All units are 12 bi-level townhomes, 2 beds and 1 bath, with washer/dryer hook-ups. Tenants pay their own utilities and supply their own washer/dryer. Each unit has its own separate entrance, with around 1100 sqft of rentable space, and its own furnace/hot water tank. M-C1 lot measuring 120 ft. x 150 ft. 12 parking stalls with electrical hook-ups. Bowness is on the rise as an emerging neighborhood with ongoing new development, due to its close proximity to the Bow River, University of Calgary and easy access to the Trans-Canada Highway. ** Seller financing can be discussed

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