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2312 22 STREET NW FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Calgary, Alberta



Listing ID:
31636


MLS ID:
A2246876

\$1,650,000



 **CHARLES RUSSELL**
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 2312 22 Street NW, Calgary , Alberta T2M 3W4

Transaction Type

For Sale

Days On Market

42

Zoning

M-C1

Subdivision

Banff Trail

Year Built

1958

Structure Type

Low Rise (2-4 stories)

Property Type

Commercial

Property Sub Type

Multi Family

Legal Plan

9110GI

Building Area (Sq. Ft.)

6139.00

Building Area (Sq. M.)

570.33

Inclusions

6 stoves, 6 fridges, 4 dishwashers, 1 washer, 1 dryer, window coverings

Restrictions

None Known

Reports

Aerial Photos,Annual Property Operating Data,Information Package,Pro-Forma,RPR with Compliance,Title

Vintage character 6 suite apartment building in a prime residential location in the core of the popular inner city neighborhood of Banff Trail close to the University of Calgary, SAIT, Foothills Hospital and Childrens Hospital, huge 80' x 120' lot landscaped with lawns and mature trees with great potential for future development, six large suites with many upgrades and original hardwood floors... 4 x 2 bdrm units at 825 sf and 2 x 1 bdrm units at 625 sf plus a laundry room and a storage locker room, six parking stalls on a concrete pad with plug ins, potential for construction of multiple garages with lofts, major recent building upgrades including a new roof, windows and boiler, four units have dishwashers

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