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1511 28 AVENUE SW FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Calgary, Alberta

Listing ID:
34016

MLS ID:
A2286334

\$1,638,800



👤 **ADNAN ASSAF**
✉ (403) 271-0600

🏢 **CIR Realty**
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📍 **1511 28 Avenue SW, Calgary , Alberta T2T 1J3**

Transaction Type	Days On Market	Zoning
For Sale	1	M-C1
Subdivision	Year Built	Structure Type
South Calgary	1953	Low Rise (2-4 stories)
Property Type	Property Sub Type	Legal Plan
Commercial	Multi Family	4479P
Building Area (Sq. Ft.)	Building Area (Sq. M.)	Construction Type
4145.00	385.08	Wood Frame
Roof	Heating	Inclusions
Membrane	Boiler,Forced Air	6 Fridges,6 Stoves, Washer, Dryer
Restrictions	Reports	
None Known	Rent Roll	

Rare opportunity to own a Prime inner-city 6 -plex in desirable Bankview/South Calgary directly across from Mount Royal. Fully leased with five spacious 2-bedroom units and one 1-bedroom. A history of long-term tenants with virtually no vacancy. Hardwood floors, textured ceilings, and gas stoves in each unit. New Membrane roof (2021). Exceptional location minutes to downtown, close to Mount Royal University, Marda Loop, and 17th Avenue. Walking distance to transit, parks, and library. Rare opportunity to own a stable, easy-to-rent multifamily property in a prestigious location. This is a proven, high demand rental area with consistent tenant appeal. Pride of ownership throughout. Plenty of Room to increase rents.

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