

\$879,000 - 601 30 Avenue Sw, Calgary

MLS® #A2195917

\$879,000

2 Bedroom, 1.00 Bathroom, 1,160 sqft
Single Family on 0.12 Acres

Elbow Park, Calgary, Alberta

Situated on a prime 50â€™™ x 100â€™™ corner lot across from the Elbow River, this property offers an unparalleled location with shopping, dining, and recreation just steps away.

Whether you're looking for a move-in-ready home, a rental investment, or the perfect place to build your dream residence, this opportunity is one you wonâ€™™t want to miss. The existing renovated bungalow is solid and comfortable, making it an excellent option for immediate occupancy or as a revenue property while you plan your future build. Nestled within walking distance to the trendy Mission district, scenic walking paths, lush gardens, and the exclusive Glencoe Club (just one block away), this location embodies the best of urban living while staying connected to nature. What truly sets this property apart is its extraordinary potential. Surrounded by stunning million-dollar homes, this lot presents an exceptional opportunity to design and build a custom dream home in one of Calgaryâ€™™s most prestigious and sought-after communities. The corner lot placement and proximity to the river offer endless possibilities for a home that maximizes both functionality and beauty. Don't miss your chance to secure this rare and coveted location in Elbow Parkâ€™™ a property with both immediate appeal and long-term value. Your future starts here! (id:6289)

Built in 1944



Essential Information

Listing #	A2195917
Price	\$879,000
Bedrooms	2
Bathrooms	1.00
Square Footage	1,160
Acres	0.12
Year Built	1944
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	601 30 Avenue Sw
Subdivision	Elbow Park
City	Calgary
Province	Alberta
Postal Code	T2S0P5

Amenities

Amenities	Playground, Recreation Nearby, Schools, Shopping
Features	Back lane
Parking Spaces	2
Parking	Detached Garage
# of Garages	1

Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer
Heating	Forced air
Cooling	None
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Stucco
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office

Century 21 Masters



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