



\$ 749,900.00

## 18 COLLINGWOOD PLACE NW CALGARY

<https://paulbrinton.com>

This low-maintenance bungalow is ideal for investors looking for a **CONSISTENT LONG-TERM POSITIVE CASHFLOW** with redevelopment potential. This home can be rented up to a young couple, family, professionals, and down to students attending nearby universities. It is also great for a successful Airbnb business. The **NEWLY UPDATED HOUSE** offers...

- 7 beds
- 3 baths
- Detached
- Residential
- Active

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## BASIC FACTS

**Style:** Bungalow

**MLS ® #:** A1157945

**Type:** Detached

**Bedrooms:** 7

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Not a Condo

**Post Updated:** 2021-12-01 18:49:14

**Bathrooms:** 3

**Bedrooms Above Grade:** 3

**Date added:** 10/29/21

**Lot size:** 5242 sq ft

**Year built:** 1959

**Parking:** Single Garage Detached

## PROPERTY FEATURES

**Garage YN:** Yes

**Fireplace:** 1

**Fireplace Features:** Gas

**Exterior Features:** None

**District:** CAL Zone NW

**Inclusions:** N/A

**Lot Features:** Back Lane, Few Trees, Front Yard, Interior Lot, Rectangular Lot

**Heating Type:** Forced Air, Natural Gas

**Total Parking:** 3

**Flooring:** Carpet, Ceramic Tile, Vinyl

**Community Features:** Golf, Park, Schools Nearby, Playground, Pool, Sidewalks, Street Lights, Tennis Court(s), Shopping Nearby

**Fencing:** Fenced

**Cooling:** None

**Interior Features:** No Animal Home, No Smoking Home, Recessed Lighting, Separate Entrance, Vinyl Windows

**Roof Type:** Asphalt Shingle

## PROPERTY INFORMATION



**Basement:** Finished, Full, Separate/Exterior  
Entry

**Laundry features:** In Basement, Main Level **Zoning:** R-C2

**Transaction Type:** For Sale

**List Price Square Foot:** \$ 627.01

**Photo Count:** 31

**Rooms Above Grade:** 6

**Construction Materials:** Metal Siding

**Suite:** Suite - Legal

**Foundation:** Poured Concrete

**Frontage Metres:** 16.66M 54`8"

**Appliances:** Dishwasher,Dryer,Electric  
Range,Garage Control(s),Microwave,Range  
Hood,Refrigerator,Washer,Washer/Dryer  
Stacked,Window Coverings

**Living Area SF:** 1196.00

**Subdivision Name:** Collingwood

**Structure Type:** House

**Lot Size Acres:** 0.12

**Restrictions:** None Known

