



\$ 534,800.00

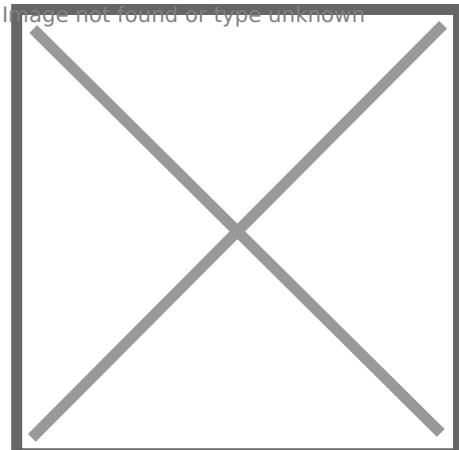
424 MEMORIAL DRIVE NW CALGARY

<https://paulbrinton.com>

Amazing location with development opportunity as this corner lot can be purchased and combined with the 25' lot next door 426 Memorial Drive NW (\$499.900) for a total of 60'x120' of the best location to downtown available in Calgary. Seconds to Prince's Island, a tremendous revenue property with three self contained...

- 1 bed
- 1 bath
- Detached
- Residential
- Active

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BASIC FACTS

Style: Bungalow

MLS ® #: A1150450

Type: Detached

Bedrooms: 1

Status: Active

Area: 0.00 sq ft

County Or Parish: Calgary

CONDO TYPE: Not a Condo

Post Updated: 2021-11-22 21:40:16

Bathrooms: 1

Bedrooms Above Grade: 1

Date added: 10/02/21

Lot size: 4198 sq ft

Year built: 1913

Parking: Single Garage Detached

PROPERTY FEATURES

Garage YN: Yes

Fireplace: 1

Fireplace Features: Wood Burning

Exterior Features: None

District: CAL Zone CC

Interior Features: See Remarks

Roof Type: Asphalt Shingle

Total Parking: 3

Flooring: See Remarks

Community Features: Schools
Nearby,Shopping Nearby

Fencing: Partial

Cooling: None

Lot Features: Corner Lot,Rectangular
Lot,Views

Heating Type: Forced Air,Natural Gas

PROPERTY INFORMATION

Basement: None

Laundry features: Main Level

Transaction Type: For Sale

Levels: One

Zoning: R-C2

List Price Square Foot: \$ 863.20



Title Land: Fee Simple

Rooms Above Grade: 4

Construction Materials: Wood Frame

Foundation: Poured Concrete

Appliances:

Dryer,Refrigerator,Stove(s),Washer

Subdivision Name: Sunnyside

Lot Size Acres: 0.10

Photo Count: 33

Unit Exposure: S

Suite: Suite - Illegal

Frontage Metres: 10.69M 35`1"

Living Area SF: 637.05

Structure Type: House

Restrictions: None Known

