



\$ 339,000.00

## 6519 36 AVENUE NW CALGARY

<https://paulbrinton.com>

Interesting opportunity for a very rare and large affordable lot and older single family home in the heart of Bowness. Lot size is 70 metres long (230') X 8.99 metres wide (29.5'). RC-2 zoned but is siding on a multi-family zoned site which is M-CG. Home does need work and...

- 2 beds
- 1 bath
- Detached
- Residential
- Active

Image not found or type unknown



## BASIC FACTS

**Style:** 1 and Half Storey

**MLS ® #:** A1159598

**Type:** Detached

**Bedrooms:** 2

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Not a Condo

**Post Updated:** 2021-11-22 18:53:15

**Bathrooms:** 1

**Bedrooms Above Grade:** 2

**Date added:** 11/11/21

**Lot size:** 6771 sq ft

**Year built:** 1944

**Parking:** None

## PROPERTY FEATURES

**Total Parking:** 2

**Community Features:** Schools  
Nearby,Playground,Pool,Shopping Nearby

**Fencing:** Partial

**Cooling:** None

**Interior Features:** See Remarks

**Roof Type:** Asphalt Shingle

**Flooring:** Carpet,Laminate,Linoleum

**Exterior Features:** None

**District:** CAL Zone NW

**Inclusions:** None

**Lot Features:** Rectangular Lot

**Heating Type:** Forced Air

## PROPERTY INFORMATION

**Basement:** Full, Partially Finished

**Laundry features:** In Basement

**Transaction Type:** For Sale

**Photo Count:** 17

**Levels:** One and One Half

**Zoning:** R-C2

**List Price Square Foot:** \$ 334.12

**Rooms Above Grade:** 6



**Construction Materials:** Vinyl Siding,Wood **Suite:** No

Frame

**Foundation:** Poured Concrete

**Frontage Metres:** 8.99M 29`6"

**Appliances:** Dryer,Electric  
Stove,Refrigerator,Washer

**Living Area SF:** 1074.46

**Subdivision Name:** Bowness

**Structure Type:** House

**Lot Size Acres:** 0.16

**Restrictions:** None Known

