

# \$1,690,000 - 2471 23 Street Nw, Calgary

MLS® #A2183932

**\$1,690,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0.26 Acres

Banff Trail, Calgary, Alberta

Here is your chance to own this building lot with M-H1 zoning located close to U of C, McMahon Stadium and the future field house. The property is within a few minutes walk to the closest C-Train station. Drive by and check out the development currently taking place in the area, especially the lot directly opposite this location. There is a 1300 sqft, 3 bedroom, 1 bathroom bungalow with a 3 bedroom, 1 bathroom basement suite. In addition there is also a double detached garage.

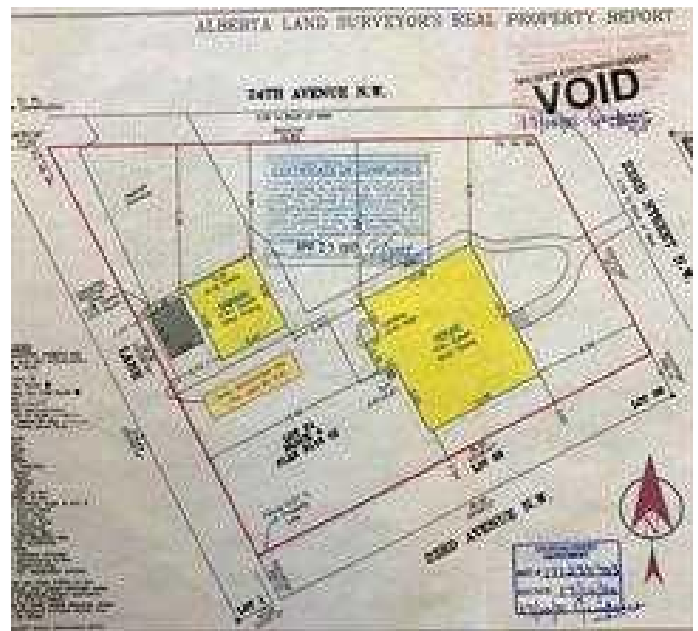
## Essential Information

|           |                  |
|-----------|------------------|
| MLS® #    | A2183932         |
| Price     | \$1,690,000      |
| Bathrooms | 0.00             |
| Acres     | 0.26             |
| Type      | Land             |
| Sub-Type  | Residential Land |
| Status    | Active           |

## Community Information

|             |                   |
|-------------|-------------------|
| Address     | 2471 23 Street Nw |
| Subdivision | Banff Trail       |
| City        | Calgary           |
| County      | Calgary           |
| Province    | Alberta           |
| Postal Code | T2M3Y3            |

## Additional Information



|                |                     |
|----------------|---------------------|
| Date Listed    | December 19th, 2024 |
| Days on Market | 126                 |
| Zoning         | M-H1                |

**Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | Royal LePage Benchmark |
|----------------|------------------------|

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