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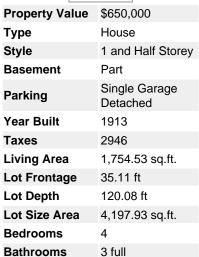
Fax:

424 MEMORIAL Drive NW, Calgary, Alberta, T2N 3C3, Canada

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Description

Incredible location, mere seconds to Prince's Island, a tremendous revenue property with three self contained suites 2 x 1 bedrm 1 x 2 bedrm - completely redone top to bottom due to the 2013 floods, totally new mechanical, new electrical, drywall, flooring, appliances, cabinetry - you have to see it to believe it. Phenomenal for future development, or an excellent holding property. Over 75k\$ of remediation improvements. Unobstructed views of the Bow River and all of Downtown, zoned R-C2 sitting on a 35 x 120 beautifully treed corner lot. Steps to the river pathway, bridges, blocks to trendy Sunnyside and Kensington shops, minutes to every office tower, only a tad further to Chinatown and the Zoo. Locations like this one are a rare find, don't lose this one, you will regret the lost opportunity.

























