

# \$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.

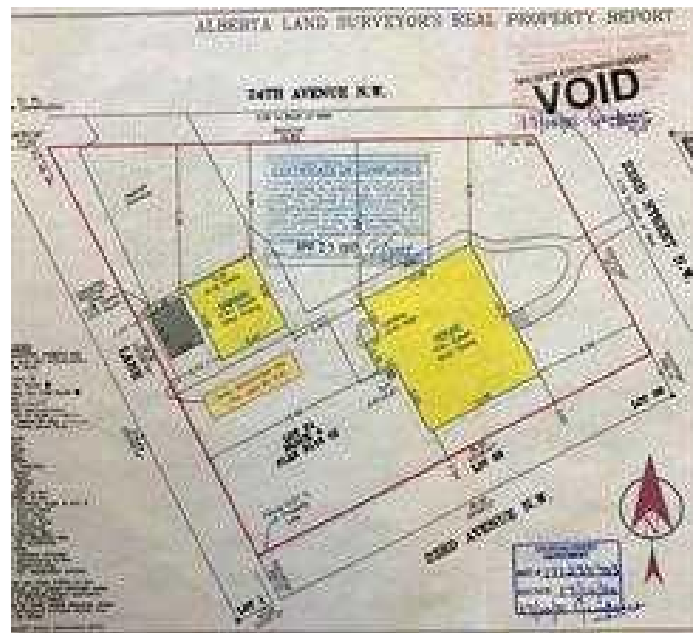
## Essential Information

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 112

Zoning M-H1

## Listing Details

Listing Office Royal LePage Benchmark

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.