

\$825,000 - 216 15 Avenue Nw, Calgary

MLS® #A2215530

\$825,000

5 Bedroom, 2.00 Bathroom, 1,009 sqft

Residential on 0.11 Acres

Crescent Heights, Calgary, Alberta

Prime Location Alert! Exceptional M-C2 zoned property in the heart of vibrant Crescent Heights—a must-see for buyers, investors, and developers! Unlock outstanding investment potential with strong cash-flow and exciting redevelopment opportunities. This well-maintained older bungalow, featuring a fully finished basement, offers a fantastic canvas for a high-value renovation project. Steps from top-rated restaurants, trendy shops, and excellent schools, plus just minutes to Downtown, SAIT, and lush parks. Enjoy seamless access with multiple public transit options. Builders/Developers, ask about potential land assembly with adjacent lot for larger development.

Built in 1920

Essential Information

MLS® #	A2215530
Price	\$825,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,009
Acres	0.11
Year Built	1920
Type	Residential
Sub-Type	Detached
Style	Bungalow



Status	Active
--------	--------

Community Information

Address	216 15 Avenue Nw
Subdivision	Crescent Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2M 0G8

Amenities

Parking Spaces	1
Parking	Off Street

Interior

Interior Features	See Remarks
Appliances	Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 28th, 2025
Days on Market	43
Zoning	M-C2

Listing Details

Listing Office	Century 21 Bravo Realty
----------------	-------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.