



DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
OUELLETTE
ASSOCIATE

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907 35A Street NW
Calgary, Alberta

MLS # A2261434



\$931,000

Heating:	Mid Efficiency, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Laminate	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Finished, Full, Suite	LLD:	-
Exterior:	Masonite, Mixed, Wood Frame, Wood Siding	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Laminate Counters, No Smoking Home, Vinyl Windows		
Inclusions:	n/a		

For more information, please click the "More Information" button. Fantastic inner-city opportunity in Parkdale NW—steps to Foothills Hospital and Memorial Drive, with quick access to the highway toward Banff. Set on a quiet, upper executive, tree-lined street, this flat lot sits in a land-use district. The home is older and features hardwood floors under the carpet, 4 bedrooms and 2 bathrooms in total with 3 bedrooms up, and a finished lower level that provides additional living space. Outside, enjoy a fenced yard and an oversized single garage—a great family location with excellent redevelopment potential.