



GRASSROOTS
REALTY GROUP

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1819 26 Avenue SW
Calgary, Alberta

MLS # A2276464



\$999,000

Division: South Calgary

Lot Size: 0.14 Acre

Lot Feat: -

By Town: -

LLD: -

Zoning: M-C2

Water: -

Sewer: -

Utilities: -

Prime development location in the desirable, central South Calgary community! With quick access to the vibrant and trendy shops of Marda Loop, across the street from Bankview, and a quick walk to the nearest Starbucks, dog park, and tennis courts! The properties behind are a fair bit lower with this property having an elevation that gives potential for views above the rooftops. Drive 5 minutes, bike 12, or walk 30 to the downtown Beltline! ZONING: Multi-Residential - Contextual Medium Profile District. The property is zoned MC-2, which allows for a maximum density of 2.5 FAR. A multi-residential designation in the developed area that is primarily for 3 to 5 storey apartment buildings.