



GRASSROOTS
REALTY GROUP

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**2104 26 Avenue SW
Calgary, Alberta**

MLS # A2288821



\$1,249,900

Division: Richmond

Type: Mixed Use

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 1,744 sq.ft.

Zoning: MU-2 fl.0h10

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: 0.19 Acre

Sewer: -

Lot Feat: -

Inclusions: N/A

Outstanding 8,189 SF corner-lot mixed-use redevelopment opportunity in the heart of Richmond. This premium MU-2 fl.0h0 site offers exceptional exposure, strong development fundamentals, and rare inner-city positioning. Surrounded by established communities, steps from schools, parks, shopping, and vibrant urban amenities, with seamless access to major roadways and transit. A high-potential investment opportunity in one of Calgary's most desirable inner-city locations.