



**1917 5 Street SW
Calgary, Alberta**

MLS # A2290031



\$2,649,000

Division:	Cliff Bungalow		
Type:	Commercial/Multi Family		
Style:	-		
Size:	7,808 sq.ft.	Age:	1972 (54 yrs old)
Beds:	-	Baths:	-
Garage:	-		
Lot Size:	0.13 Acre		
Lot Feat:	City Lot, Near Public Transit, Street Lighting		

Heating: Boiler, Natural Gas

Floors: -

Roof: Flat Torch Membrane, Flat

Basement: -

Exterior: Brick, Stucco

Foundation: Poured Concrete

Features: -

Bldg Name: -

Water: Public

Sewer: Public Sewer

LLD: -

Zoning: M-C2

Utilities: -

Inclusions: 10 fridges, 10 stoves, and all window coverings owned by the Seller

1917 is located in the trendy Cliff Bungalow area with easy access to both 4th St SW and 17 Ave SW amenities. Many recent upgrades to the extra large units in this CLIFF BUNGALOW location . 100% parking. A perfect entry level apartment building for an investor to start to build their multi family portfolio. Do not miss this opportunity to acquire an inner city gem of a building in one of Calgary's best rental location. With its proximity to Mission (4th St SW) and 17th Ave SW lends itself to air b&b possibilities.