



2221 4 Avenue NW
Calgary, Alberta

MLS # A2153751



\$885,000

Division:	West Hillhurst		
Type:	Residential/House		
Style:	1 and Half Storey		
Size:	1,245 sq.ft.	Age:	1946 (78 yrs old)
Beds:	4	Baths:	1 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.12 Acre		
Lot Feat:	Back Yard, City Lot, Front Yard, Landscaped, Rectangular Lot, See Remarks		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Crawl Space, See Remarks	LLD:	-
Exterior:	See Remarks	Zoning:	R-C2
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Central Vacuum		

Inclusions: All as is where is

Excellent buiding opportunity in West Hillhurst. One and one half storey super cute home. Newer hot water tank, newer furnace in the house, furnace in the double detached garage, vacuum system, newer roof, deck.