



GRASSROOTS
REALTY GROUP

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901 17 Avenue NW
Calgary, Alberta

MLS # A2212075



\$850,000

Division: Mount Pleasant

Lot Size: 0.13 Acre

Lot Feat: -

By Town: -

LLD: -

Zoning: M-X2

Water: -

Sewer: -

Utilities: -

This land is offering the best land use zoning. Base on the information from the development department (in 2025) from City hall this lot is allowed to build at least 3 townhouses plus 3 legal suite basements, or up to an 11 unit apartment (buyers please verify this information). INNER CITY LOT NEXT TO THE SMALL PARK. M-X2 ZONING. EXCELLENT LOCATION, CLOSE TO SAIT, C-TRAIN, BUSES, SCHOOLS, RESTAURANTS, SHOPPING MALL, SHOPS, SUPERMARKET, AND DOCTORS OFFICE...