



780-832-5880

cord@gpremax.com

7327 26 Avenue SW  
Calgary, Alberta

MLS # A2229082



**\$4,500,000**

Division: Springbank Hill

Lot Size: 2.17 Acres

Lot Feat: -

By Town: -

LLD: -

Zoning: R-G

Water: -

Sewer: -

Utilities: -

EXCEPTIONAL DEVELOPMENT OPPORTUNITY &ndash; ELVEDEN ESTATES | A prime 2.17-acre corner lot located at the intersection of 26 Avenue SW and Elveden Road in the prestigious Springbank Hill/West Springs corridor. This rare and valuable offering comes with an active plan for an 11-lot subdivision&mdash;perfectly suited for luxury estate homes or boutique custom development. With sweeping views of the valley and city skyline, the site also holds strong potential for future rezoning to accommodate higher-density residential use. Ideally situated directly across from Griffith Woods School (one of Calgary&rsquo;s top-rated schools) and Springbank Hill Community Park, and just minutes from premier shopping, transit, and top-tier amenities. This is a land value sale with development planning in place&mdash;no dwelling on site. Contact for further details or a full information package. Unmatched potential in one of Calgary&rsquo;s most desirable west-end communities.