

**423 10 Avenue NE  
Calgary, Alberta**

**MLS # A2240044**



# \$1,425,000

<b>Division:</b>	Renfrew		
<b>Type:</b>	Multi-Family/4 plex		
<b>Style:</b>	Townhouse		
<b>Size:</b>	2,221 sq.ft.	<b>Age:</b>	1977 (48 yrs old)
<b>Beds:</b>	-	<b>Baths:</b>	-
<b>Garage:</b>	Assigned		
<b>Lot Size:</b>	0.14 Acre		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Forced Air	<b>Bldg Name:</b>	-
<b>Floors:</b>	-	<b>Water:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Sewer:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Mixed, See Remarks, Wood Frame	<b>Zoning:</b>	M-CG d72
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	See Remarks, Storage		

**Inclusions:** Fridges (4 Total), Stoves (4), Washers (4), Dryers (4), Dishwashers (3), Microwaves (3)

Fantastic LEGAL 4 plex! All units are completely self contained townhomes. Well maintained and in great conditions. Long term tenants. 8 year old roof, Shows very well. Great location close to downtown and many amenities. made up of 1 - 3 bedroom unit and 3 - 2 bedroom units. All are units are 1,047 sqft all with their own laundry facilities.