

**1526 33 Avenue SW  
Calgary, Alberta**

**MLS # A2241778**



# \$830,000

<b>Division:</b>	South Calgary		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	2,453 sq.ft.	<b>Age:</b>	1962 (63 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.14 Acre		
<b>Lot Feat:</b>	Other		

<b>Heating:</b>	Other	<b>Water:</b>	-
<b>Floors:</b>	Other	<b>Sewer:</b>	-
<b>Roof:</b>	Other	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Partially Finished	<b>LLD:</b>	-
<b>Exterior:</b>	Other	<b>Zoning:</b>	R-CG
<b>Foundation:</b>	Other	<b>Utilities:</b>	-
<b>Features:</b>	See Remarks		

**Inclusions:** None

Investment and Builders Alert. Prime R-CG zoned 50 ft by 125 ft lot in the heart of South Calgary. Easy access to downtown, shopping, schools and all amenities you need. Call the listing agent today for more details.