

408 72 Avenue NE
Calgary, Alberta

MLS # A2218463



\$1,098,890

| | | | |
|-----------|---|--------|-------------------|
| Division: | Huntington Hills | | |
| Type: | Multi-Family/4 plex | | |
| Style: | 2 Storey | | |
| Size: | 4,326 sq.ft. | Age: | 1973 (52 yrs old) |
| Beds: | - | Baths: | - |
| Garage: | Alley Access, Stall | | |
| Lot Size: | 0.17 Acre | | |
| Lot Feat: | Back Lane, Back Yard, Front Yard, Lawn, Level, Low Maintenance Landscap | | |

Heating: Forced Air, Natural Gas

Floors: -

Roof: Membrane

Basement: Full, Unfinished

Exterior: -

Foundation: Poured Concrete

Features: -

Bldg Name: -

Water: -

Sewer: -

LLD: -

Zoning: M-C1

Utilities: -

Inclusions: (4) Fridges, (4) Electric Stoves, (1) Built-In Dishwasher, (1) Portable Dishwasher, (3) Washers & (3) Dryers.

408 72 Avenue NE | Investor Alert! | Rare Opportunity To Own A Well-Maintained 4-Plex In The Highly Sought-After Community Of Huntington Hills | All Four Units Are Spacious 3 Bedroom 2 Bath Two Storey Corner Units | Offering Excellent Functionality For Families With In-Suite Laundry & Full Basement | Nestled On A Large Lot With Ample Parking In The Alley | Situated Close To Schools, Transit, Shopping & Deerfoot Trail | Fully Rented With Strong Cash Flow | Inside Pictures Are Of Unit 3 | No Inside Pictures Of Other Units.