\$699,000 - 159 Lake Sylvan Close Se, Calgary

MLS® #A2202190

\$699,000

0 Bedroom, 0.00 Bathroom, Land on 0.15 Acres

Bonavista Downs, Calgary, Alberta

Click brochure link for more details. Presenting a fantastic opportunity for developers and investors! This prime piece of land is ready for your next project â€" a perfect site to build a spacious duplex (Building Permit is pending). Located in a highly sought-after area, the property offers exceptional potential for capital growth.

Key features: The lot is ready to demo, we have the development permit-DP2024-07552, Asbest Test, Survey Plan, Off-site Levy has been paid, Demo Permit is issued, the dublex w/ the legal suits plans are ready.

Sizeable Lot: Generous land area ideal for constructing a modern duplex with ample space for both units and additional outdoor amenities.

Zoning: Zoned for RCG, making it a perfect candidate for a stylish duplex build w/ the legal basement suits, the plans are ready. Don't miss out on this rare opportunity to secure a well-located site for your next development. Photos are representative.

Essential Information

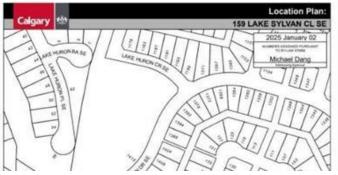
MLS® # A2202190 Price \$699,000

Bathrooms 0.00



mail: addressing@calgary.ca | Telephone: (460); 368-8137





Acres 0.15 Type Land

Sub-Type Residential Land

Status Active

Community Information

Address 159 Lake Sylvan Close Se

Subdivision Bonavista Downs

City Calgary
County Calgary
Province Alberta
Postal Code T2J 3E5

Additional Information

Date Listed March 14th, 2025

Days on Market 36

Zoning R-CG

Listing Details

Listing Office Honestdoor Inc.

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