\$990,000 - 708 75 Avenue Sw, Calgary

MLS® #A2219609

\$990,000

0 Bedroom, 0.00 Bathroom, Commercial on 0.14 Acres

Kingsland, Calgary, Alberta

Welcome to this spacious and well-maintained 6-bedroom rooming house, ideally situated in a highly desirable and convenient location in Kingsland. Perfect for investors or those seeking income-generating potential, this property offers a functional layout with six private bedrooms, shared common areas, and a welcoming atmosphere for tenants. Ideal for home-based business with an office/bedroom with French doors near the front entrance. The home features a large, fully fenced yardâ€"perfect for outdoor activities, gardening, or future expansion, along with an oversized single garage. Inside, you'II find a reliable and efficient boiler furnace system that ensures consistent heating throughout the colder months, adding to the property's long-term comfort and value along with a 40 gallon hot water tank for all your needs. Located close to public transit, shops, schools, and local amenities, and walking distance to the Rockyview Hospital, this property combines practicality with opportunity. Whether you're looking to generate rental income or house multiple occupants comfortably, this rental house checks all the right boxes. Don't miss out on this rare find in a great location!







Built in 1957

Essential Information

MLS® # A2219609

Price \$990,000

Bathrooms 0.00 Acres 0.14 Year Built 1957

Type Commercial Sub-Type Multi Family

Status Active

Community Information

Address 708 75 Avenue Sw

Subdivision Kingsland
City Calgary
County Calgary
Province Alberta
Postal Code T2V0S3

Interior

Heating Boiler

Exterior

Lot Description City Lot, Landscaped, Near Shopping Center, See Remarks, Near Public

Transit

Roof Asphalt Shingle

Additional Information

Date Listed May 21st, 2025

Days on Market 161

Zoning R-CG

Listing Details

Listing Office First Place Realty

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