

# \$600,000 - 5332 2 Street Sw, Calgary

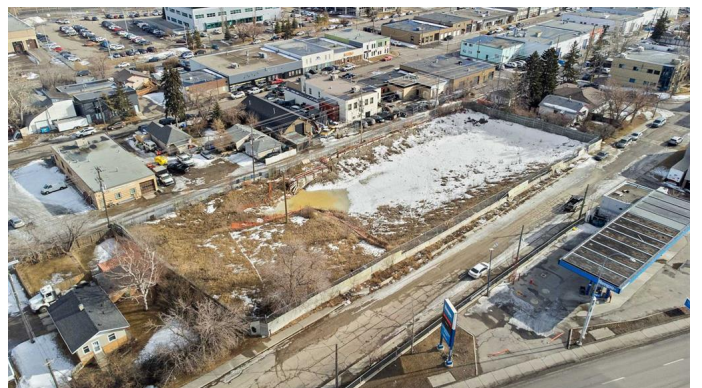
MLS® #A2169770

**\$600,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0.14 Acres

Manchester, Calgary, Alberta

LAND ASSEMBLY. Must be purchased with MLS #A2170786. Attention Builders and Developers: Prime Vacant Land! Explore this exceptional opportunity to acquire 581 sq. m (6,254 sq. ft.) of commercially zoned land, ideally situated in the highly sought-after community of Manchester. The nice liveable home to the South at 5336 2 Street SW, located beside this property, MUST be purchased with this one. EXPAND your investment and purchase the 150' vacant property to the North of this one (expired MLS #A2153760) and own a total of 250'. This property, located just three blocks northeast of Chinook Centreâ€”Calgary's largest and most popular shopping destinationâ€”offers immense potential for new development. Scroll the photos (read the photo descriptions), and drive by this intriguing site. Call today for more information.



## Essential Information

MLS® #	A2169770
Price	\$600,000
Bathrooms	0.00
Acres	0.14
Type	Land
Sub-Type	Commercial Land
Status	Active

## Community Information

Address	5332 2 Street Sw
Subdivision	Manchester
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 0W4

### **Exterior**

Lot Description	Back Lane, City Lot, Cleared, Interior Lot, Other, See Remarks
-----------------	--

### **Additional Information**

Date Listed	October 1st, 2024
Days on Market	298
Zoning	C-COR2

### **Listing Details**

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.