

\$3,150,000 - 1-12, 4607 73 Street Nw, Calgary

MLS® #A2225168

\$3,150,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.41 Acres

Bowness, Calgary, Alberta

This is the sale of units 1-12 inclusive in condo plan 7811038. All units are 12 bi-level townhomes, 2 beds and 1 bath, with washer/dryer hook-ups. Tenants pay their own utilities and supply their own washer/dryer. Each unit has its own separate entrance, with around 1100 sqft of rentable space, and its own furnace/hot water tank. M-C1 lot measuring 120 ft. x 150 ft. 12 parking stalls with electrical hook-ups. Bowness is on the rise as an emerging neighborhood with ongoing new development, due to its close proximity to the Bow River, University of Calgary and easy access to the Trans-Canada Highway. *Seller financing can be discussed.

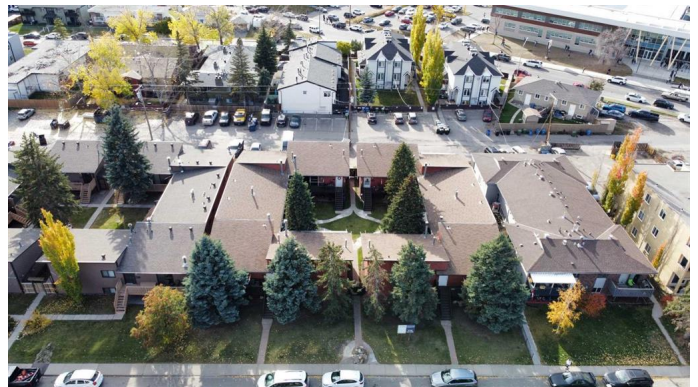
Built in 1977

Essential Information

MLS® #	A2225168
Price	\$3,150,000
Bathrooms	0.00
Acres	0.41
Year Built	1977
Type	Commercial
Sub-Type	Multi Family
Status	Active

Community Information

Address	1-12, 4607 73 Street Nw
Subdivision	Bowness



City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B2M3

Amenities

Parking Spaces	12
----------------	----

Interior

Heating	Forced Air, Natural Gas
Cooling	None

Exterior

Roof	Asphalt Shingle
Construction	Wood Frame

Additional Information

Date Listed	May 29th, 2025
Days on Market	163
Zoning	M-C1

Listing Details

Listing Office	Michael Fleming Realty Corp.
----------------	------------------------------

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.