

# \$4,945,000 - 5335 84 Street Ne, Calgary

MLS® #A1167523

## \$4,945,000

6 Bedroom, 4.00 Bathroom, 1,489 sqft  
Residential on 23 Acres

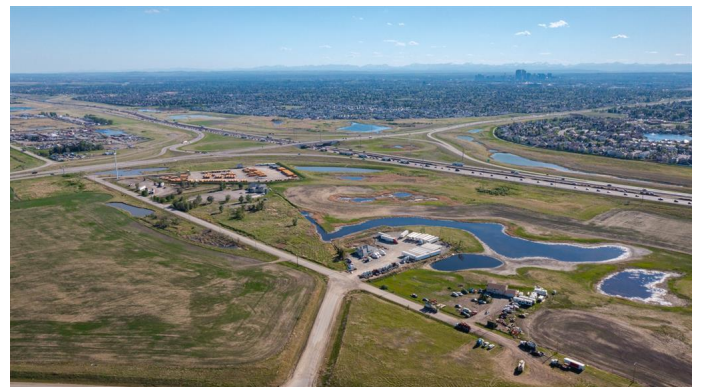
NONE, Calgary, Alberta

23 ACRES FUTURE DEVELOPMENT LAND WITH A BI-LEVEL ON THE PARCEL RIGHT BESIDE THE NEW COMMUNITY OF HOMESTEAD! WITHIN CALGARY CITY LIMITS!!! CLOSE TO HIGHWAY 1 AND STONEY TRAIL! Bi-Level Home offering over 2600 SQ FT of living space with WALK-OUT BASEMENT! FANTASTIC INVESTMENT PROPERTY FOR DEVELOPERS/INVESTORS! This property is also great for those who want to live the country life while enjoying the facilities and amenities of the city of Calgary (due to its easy access to Stoney Trail and McKnight Blvd)! This listing can be sold hand in hand with the parcel right beside it (MLS: A1167520). If sold together, these parcels make up a WHOPPING 90 ACRES OF FUTURE DEVELOPMENT LAND WITHIN CALGARY CITY LIMITS! AMAZING POTENTIAL with this parcel! Property is currently tenant occupied and generating cash flow! GREAT VALUE! GREAT OPPORTUNITY!

Built in 1994

## Essential Information

MLS® #	A1167523
Price	\$4,945,000
Bedrooms	6
Bathrooms	4.00
Full Baths	4



Square Footage	1,489
Acres	23.00
Year Built	1994
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bi-Level
Status	Active

### **Community Information**

Address	5335 84 Street Ne
Subdivision	NONE
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 4A9

### **Amenities**

Parking	Common, Covered, Double Garage Attached, Driveway, Enclosed, Off Street
# of Garages	2

### **Interior**

Interior Features	Storage
Appliances	See Remarks
Heating	High Efficiency, Fireplace(s), Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Walk-Out
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Family Room, Glass Doors, Great Room, Living Room, Propane

### **Exterior**

Exterior Features	Private Yard, Storage
Lot Description	Irregular Lot, Views
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

## **Additional Information**

Date Listed January 10th, 2022

Days on Market 171

Zoning S-FUD

## **Listing Details**

Listing Office Courtesy Of RE/MAX REAL ESTATE (MOUNTAIN VIEW)

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