

\$925,000 - 2708 18 Street Nw, Calgary

MLS® #A2201166

\$925,000

1 Bedroom, 1.00 Bathroom, 942 sqft
Residential on 0.13 Acres

Capitol Hill, Calgary, Alberta

ATTENTION BUILDERS! Here's your chance to develop on a prime 50x118 lot with DP approved plans for 2 stunning detached homes, just 1.5 blocks from Confederation Park! These thoughtfully designed homes feature double garages and offer all the features your buyers want—one home with a 2-bedroom suite and the other as a perfect single-family option. Located in a highly sought-after area, you're just moments from the University of Calgary, SAIT, Foothills Hospital, the C-Train, and downtown Calgary. This is an exceptional opportunity to start building this spring and have these homes ready for a late 2025 completion, whether for sale or your own personal move-in. Don't miss out on this prime investment in a high-demand location!



Built in 1953

Essential Information

| | |
|----------------|-----------|
| MLS® # | A2201166 |
| Price | \$925,000 |
| Bedrooms | 1 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 942 |
| Acres | 0.13 |

| | |
|------------|-------------|
| Year Built | 1953 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 2708 18 Street Nw |
| Subdivision | Capitol Hill |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2M3T8 |

Amenities

| | |
|---------|------------|
| Parking | Off Street |
|---------|------------|

Interior

| | |
|-------------------|----------------|
| Interior Features | See Remarks |
| Appliances | None |
| Heating | None |
| Cooling | None |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|----------------------|
| Exterior Features | None |
| Lot Description | Back Lane, Back Yard |
| Roof | Asphalt Shingle |
| Construction | Concrete |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 16th, 2025 |
| Days on Market | 17 |
| Zoning | R-CG |

Listing Details

| | |
|----------------|-------------------------------|
| Listing Office | Century 21 Bamber Realty LTD. |
|----------------|-------------------------------|

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