

# \$1,098,890 - 408 72 Avenue Ne, Calgary

MLS® #A2218463

**\$1,098,890**

0 Bedroom, 0.00 Bathroom, 4,326 sqft

Multi-Family on 0.17 Acres

Huntington Hills, Calgary, Alberta

408 72 Avenue NE | Investor Alert! | Rare Opportunity To Own A Well-Maintained 4-Plex In The Highly Sought-After Community Of Huntington Hills | All Four Units Are Spacious 3 Bedroom 2 Bath Two Storey Corner Units | Offering Excellent Functionality For Families With In-Suite Laundry & Full Basement | Nestled On A Large Lot With Ample Parking In The Alley | Situated Close To Schools, Transit, Shopping & Deerfoot Trail | Fully Rented With Strong Cash Flow | Inside Pictures Are Of Unit 3 | No Inside Pictures Of Other Units.

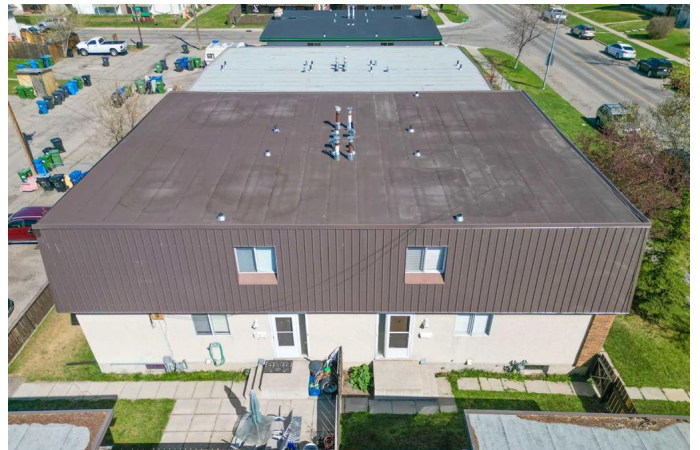
Built in 1973

## Essential Information

MLS® #	A2218463
Price	\$1,098,890
Bathrooms	0.00
Square Footage	4,326
Acres	0.17
Year Built	1973
Type	Multi-Family
Sub-Type	4 plex
Style	2 Storey
Status	Active

## Community Information

Address	408 72 Avenue Ne
Subdivision	Huntington Hills
City	Calgary



County	Calgary
Province	Alberta
Postal Code	T2K 4Y9

### **Amenities**

Parking Spaces	4
Parking	Alley Access, Stall

### **Interior**

Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Portable Dishwasher
Heating	Forced Air, Natural Gas
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Level, Low Maintenance Landscape, Rectangular Lot
Roof	Membrane
Foundation	Poured Concrete

### **Additional Information**

Date Listed	May 12th, 2025
Zoning	M-C1

### **Listing Details**

Listing Office	Real Broker
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