



THE
A-TEAM

**RE/MAX
FIRST**

6936 BOW Crescent, Calgary T3B 2B9

MLS® #: **A2157830** Area: **Bowness** Listing Date: **08/14/24** List Price: **\$1,650,000**
 Status: **Pending** County: **Calgary** Change: **None** Association: **Fort McMurray**



General Information

Prop Type: **Land**
 Sub Type: **Residential Land**
 City/Town: **Calgary**
 Year Built: **0**
Lot Information
 Lot Sz Ar: **35,122 sqft**
 Lot Shape: **100 x 352**

Finished Floor Area
 Abv Sqft: **0**
 Low Sqft:
 Ttl Sqft:

DOM
35
Layout
 Beds: **0**
 Baths: **0.0 (0 0)**
 Style:
Parking
 Ttl Park: **0**
 Garage Sz:

Access:
 Lot Feat:
 Park Feat:

Utilities and Features

Roof: Construction:
 Heating: Flooring:
 Sewer: Water Source:
 Ext Feat: Fnd/Bsmt:
 Kitchen Appl:
 Int Feat:
 Utilities:

Room Information

Room	Level	Dimensions	Room Legal/Tax/Financial	Level	Dimensions
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Title: Zoning:
Fee Simple **R-C1**
 Legal Desc: **5565AH**

Remarks

Pub Rmks: **Amazing large river lot available on Bow Crescent Road.. This an ideal opportunity for a custom home or custom home builder or individual building their dream home. Potential for two 50' lots . Lot size is 100 feet frontage and 352 feet deep. Nicely located with a private estate like setting . Start your new build this year !!!**
 Inclusions: **none**
 Property Listed By: **RE/MAX Realty Professionals**

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123

