

# \$699,799 - 1721 36 Street Se, Calgary

MLS® #A2200973

**\$699,799**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.15 Acres

Albert Park/Radisson Heights, Calgary, Alberta

Land Value Only! Exciting Opportunity for Builders and Investors! This expansive Zoning MU-2 commercial lot 6,350 sqft is an unique find, primarily valued for its prime land. Located in the vibrant Albert Park/ Radisson Heights community, it boasts excellent visibility and access along 36 Street SE, making it ideal for redevelopment or investment. The property presents an excellent chance for those interested in tearing down or renovating extensively. With revitalization underway in the area, the potential here is significant for the right buyer. Whether you're an investor looking to maximize location value or a developer with bold ideas, this property offers a blank canvas in a bustling, diverse neighborhood. Property sold on "as is" basis no warranties/representations on behalf of seller or its agents.

Built in 1955

## Essential Information

MLS® #	A2200973
Price	\$699,799
Bathrooms	0.00
Acres	0.15
Year Built	1955
Type	Commercial
Sub-Type	Retail
Status	Active



## Community Information

Address	1721 36 Street Se
Subdivision	Albert Park/Radisson Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 1C7

## Additional Information

Date Listed	March 10th, 2025
Days on Market	120
Zoning	MU-2

## Listing Details

Listing Office	4th Street Holdings Ltd.
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