

# \$2,695,000 - 36 Elmont Drive Sw, Calgary

MLS® #A2204182

**\$2,695,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 1.43 Acres

Springbank Hill, Calgary, Alberta

Calling all developers, builders and investors - this is your opportunity to purchase a prime parcel of land in coveted Springbank Hill. 1.46+- acres of land. The current owner has completed all necessary reports and due diligence, and this parcel is shovel ready for 8 prime single family estate lots or explore the possibility for increased density and bring your vision to life. Reports and further information available with an accepted offer.

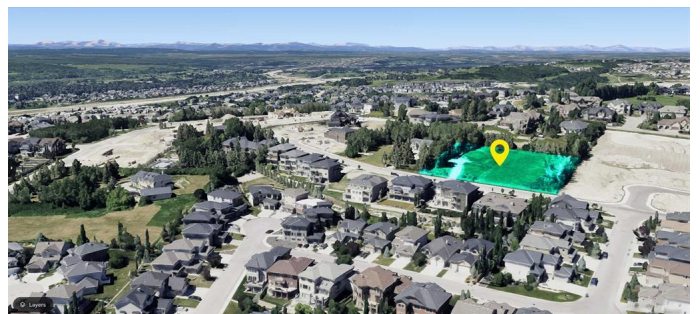
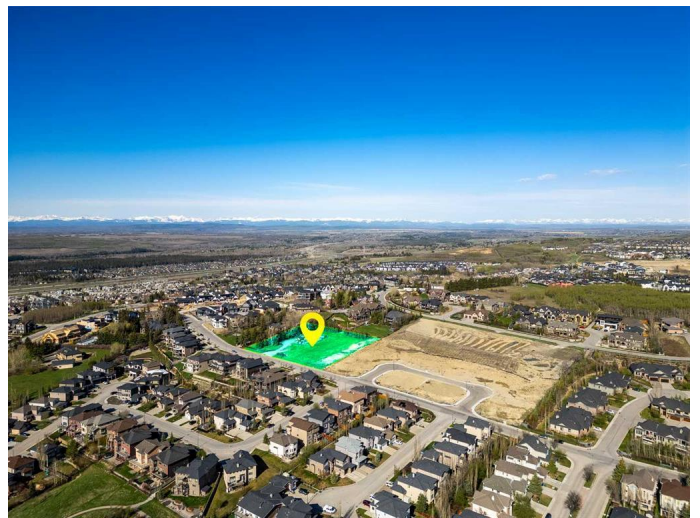
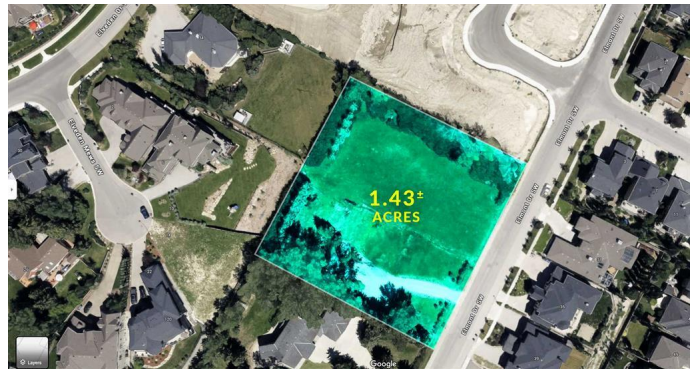
Built in 1993

## Essential Information

MLS® #	A2204182
Price	\$2,695,000
Bathrooms	0.00
Acres	1.43
Year Built	1993
Type	Commercial
Sub-Type	Multi Family
Status	Active

## Community Information

Address	36 Elmont Drive Sw
Subdivision	Springbank Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 3X5



## **Additional Information**

Date Listed March 20th, 2025

Days on Market 20

Zoning R-G

## **Listing Details**

Listing Office eXp Realty

Data is supplied by Pillar 9â„¸ MLSÂ® System. Pillar 9â„¸ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¸. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.