

# \$1,850,000 - 4515 75 Street Nw, Calgary

MLS® #A2236360

**\$1,850,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.26 Acres

Bowness, Calgary, Alberta

This is a great 8-plex investment property. Well-maintained and fully rented. There are 7 two-bedroom units (approx. 800 sqft per), 1 one-bedroom unit (approx. 600 sqft), and 8 parking stalls. Many upgrades including: 2025 boiler; 2024 common area new carpet and fresh paint; 2015 roof, siding, eavestroughs, balconies; 2014 windows. Individual units have had updates between tenants including new flooring and fresh paint in 2 units this year and another last year, plus some new appliances. Common laundry room with Coinomatic. Great location close to transit, parks, schools, shopping, and the community sportsplex. Excellent investment opportunity!

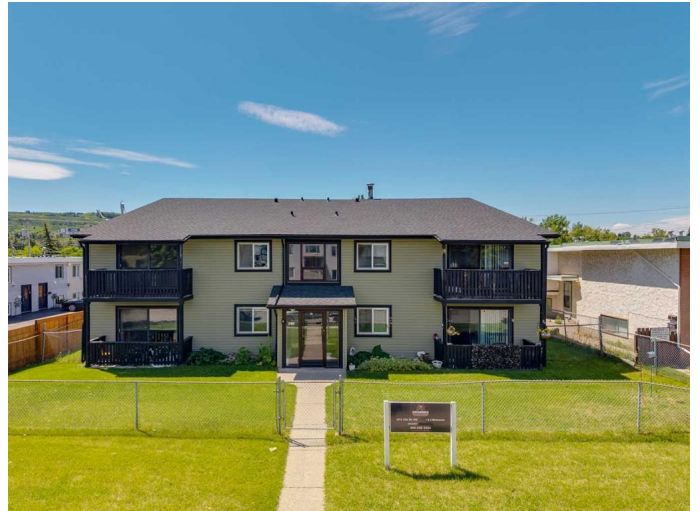
Built in 1975

## Essential Information

MLS® #	A2236360
Price	\$1,850,000
Bathrooms	0.00
Acres	0.26
Year Built	1975
Type	Commercial
Sub-Type	Multi Family
Status	Active

## Community Information

Address	4515 75 Street Nw
Subdivision	Bowness



City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B2M7

### **Amenities**

Parking Spaces	8
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### **Interior**

Heating	Baseboard, Boiler
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### **Exterior**

Lot Description	Back Lane
Roof	Shingle
Construction	Wood Frame
Foundation	Slab

### **Additional Information**

Date Listed	July 2nd, 2025
Days on Market	51
Zoning	M-C1

### **Listing Details**

Listing Office	Real Estate Professionals Inc.
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