

# \$838,000 - 2111 Halifax Crescent Nw, Calgary

MLS® #A2211175

**\$838,000**

4 Bedroom, 2.00 Bathroom, 1,177 sqft

Single Family on 0.16 Acres

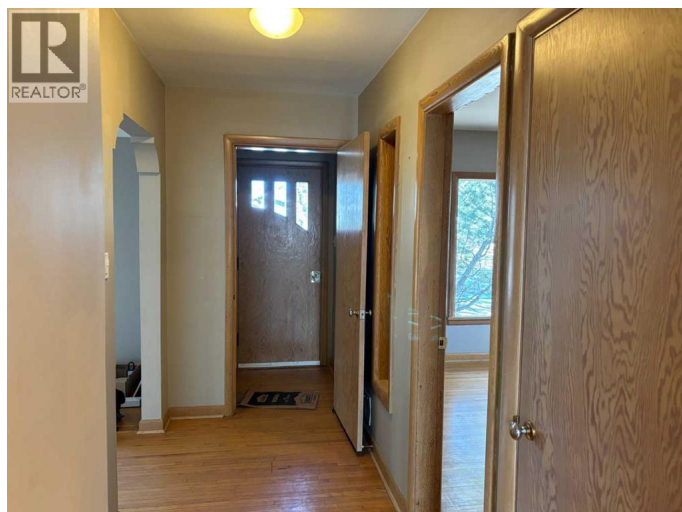
Banff Trail, Calgary, Alberta

Considered as one of the more affordable inner city lots for its location, this flat rectangular lot measured over 56'x120' is primed for redevelopment. With the recent blanket rezoning, this oversized lot is a great candidate for redevelopment of up to 5 units townhome plus 5 legal basement suites with the City approval. The property is located on a quiet road in one of the most sought after communities of Banff Trail. Close and perhaps even walkable distance to the U of C, SAIT, Foothills Medical Centre, McMahon Stadium, Foothills Athletic Park, and North Hills shopping mall. Only 5-7 minutes drive to Downtown. The home is dated but it's still rentable if you're considering holding the property while planning for redevelopment. 2 bedrooms up bungalow and a separate illegal 2 bedrooms down. Motivated sellers so please contact your realtor to book a viewing today. (id:6289)

Built in 1952

## Essential Information

<b>Listing #</b>	<b>A2211175</b>
<b>Price</b>	<b>\$838,000</b>
<b>Bedrooms</b>	<b>4</b>
<b>Bathrooms</b>	<b>2.00</b>
<b>Square Footage</b>	<b>1,177</b>
<b>Acres</b>	<b>0.16</b>
<b>Year Built</b>	<b>1952</b>



Type	Single Family
Sub-Type	Freehold
Style	Bungalow

### Community Information

Address	2111 Halifax Crescent Nw
Subdivision	Banff Trail
City	Calgary
Province	Alberta
Postal Code	T2M4C8

### Amenities

Amenities	Park, Playground, Schools, Shopping
Features	Back lane
Parking Spaces	1
Parking	Detached Garage, Other
# of Garages	1

### Interior

Appliances	Refrigerator, Dishwasher, Range, Hood Fan, Washer & Dryer
Heating	Natural gas Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	1
Has Basement	Yes
Basement	Suite

### Exterior

Exterior	Stucco
Construction	Wood frame
Foundation	Poured Concrete

### Listing Details

Listing Office	Real Estate Professionals Inc.
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Listing information last updated on October 13th, 2025 at 3:16pm CDT