

\$699,000 - 1827 39 Street Se, Calgary

MLS® #A2214752

\$699,000

5 Bedroom, 2.00 Bathroom, 1,063 sqft
Residential on 0.14 Acres

Forest Lawn, Calgary, Alberta

KEY INVESTMENT OPPORTUNITY! This raised bungalow with a **LEGAL** basement suite is perfectly located just steps from International Avenue, offering incredible access to transit, restaurants, and local services. Zoned MC-1, this property offers great potential for future multi-family redevelopment—an ideal opportunity for investors and developers. The main floor features beautiful original hardwood floors, 3 bedrooms, a 4-piece bathroom, a spacious living room, dining area, and a functional kitchen. The west-facing backyard brings in sunlight all day and includes a single detached garage. Whether you're looking for a fantastic revenue property or a lot with redevelopment potential, this location offers easy access to downtown Calgary and public transit.

Built in 1958

Essential Information

MLS® #	A2214752
Price	\$699,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,063
Acres	0.14
Year Built	1958



Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	1827 39 Street Se
Subdivision	Forest Lawn
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2B 1A2

Amenities

Parking Spaces	3
Parking	Single Garage Detached
# of Garages	1

Interior

Interior Features	Laminate Counters, See Remarks, Separate Entrance
Appliances	Electric Stove, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Landscaped
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 25th, 2025
Days on Market	8
Zoning	M-C1

Listing Details



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.