

# \$400,000 - 6437 19 Street Se, Calgary

MLS® #A2143385

## \$400,000

1 Bedroom, 1.00 Bathroom, 604 sqft  
Residential on 0.07 Acres

Ogden, Calgary, Alberta

\*ATTENTION ALL DEVELOPERS & INVESTORS\* This 25 x 120 â€œ R-C2 lot nestled in the vibrant and rapidly evolving neighborhood of Ogden. With easy access to Deerfoot, Stoney and Glenmore Trails. Mostly land value only, this property is being sold â€œas-is where-isâ€œ condition. Excellent location â€œ close to the Bow River, Schools, Jack Setters Arena, Shopping and Amenities. New Green Line (Lynnwood/Millican Station will be only minutes away (Green Line completion is estimated in 2027).

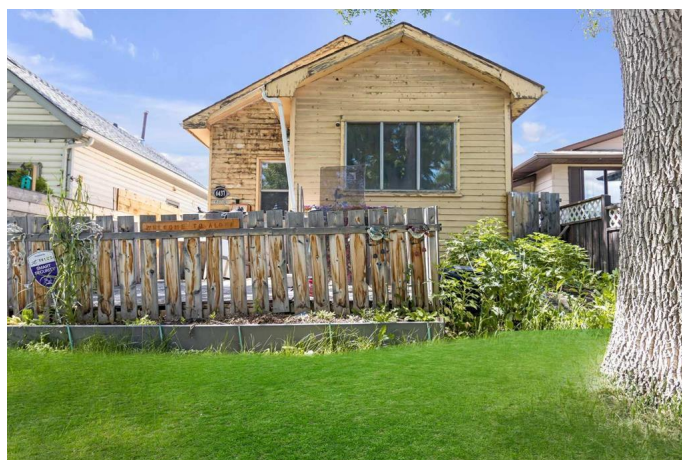
Built in 1914

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2143385    |
| Price          | \$400,000   |
| Bedrooms       | 1           |
| Bathrooms      | 1.00        |
| Full Baths     | 1           |
| Square Footage | 604         |
| Acres          | 0.07        |
| Year Built     | 1914        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

Address 6437 19 Street Se



|             |         |
|-------------|---------|
| Subdivision | Ogden   |
| City        | Calgary |
| County      | Calgary |
| Province    | Alberta |
| Postal Code | T2C 0N8 |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | See Remarks                                    |
| Appliances        | Electric Stove, Refrigerator, Window Coverings |
| Heating           | Forced Air, Natural Gas                        |
| Cooling           | None   |
| Has Basement      | Yes  |
| Basement          | Crawl Space, See Remarks                       |

### **Exterior**

|                   |                                       |
|-------------------|---------------------------------------|
| Exterior Features | None                                  |
| Lot Description   | Back Lane, Back Yard, Rectangular Lot |
| Roof              | Asphalt Shingle                       |
| Construction      | Wood Frame, Wood Siding               |
| Foundation        | See Remarks                           |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 25th, 2024 |
| Days on Market | 276             |
| Zoning         | R-C2            |

### **Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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