

\$1,649,900 - 625 & 623 15 Street Nw, Calgary

MLS® #A2213618

\$1,649,900

8 Bedroom, 3.00 Bathroom, 2,082 sqft

Residential on 0.23 Acres

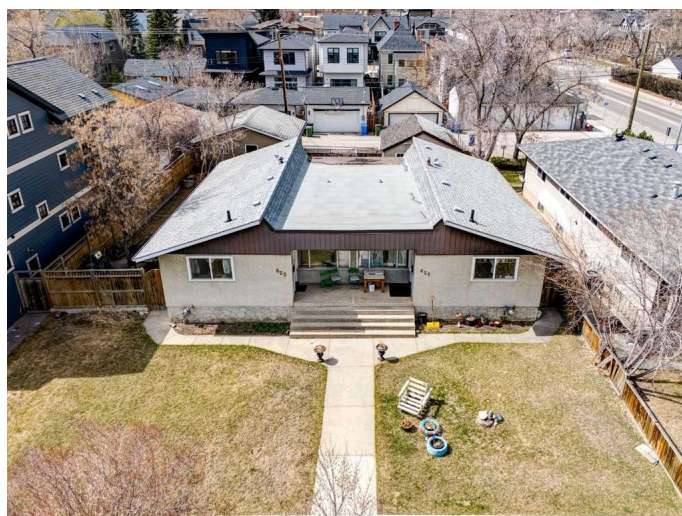
Hillhurst, Calgary, Alberta

HUGE 75 ft wide land parcel in a PRIME HILLHURST location. BOTH sides of a massive attached duplex listed together. A rare opportunity for development in a walk to Kensington location. Close to all levels of schools, community parks, pathways and all the amenities that make this such a sought-after location. Each side provides a large 3-bedroom design, with wide halls and staircases, and spacious bedrooms. Includes all kitchen appliances, and each side offers one main floor full bathroom. 623 has a more finished basement with some minor updates on each side, including recently replaced furnaces. 623 has a double detached garage and 625 has a single detached garage. Primarily a land value listing, this home has been an excellent holding property and carries revenue potential.

Built in 1967

Essential Information

MLS® #	A2213618
Price	\$1,649,900
Bedrooms	8
Bathrooms	3.00
Full Baths	3
Square Footage	2,082
Acres	0.23
Year Built	1967



Type	Residential
Sub-Type	Duplex
Style	Side by Side, Bungalow
Status	Active

Community Information

Address	625 & 623 15 Street Nw
Subdivision	Hillhurst
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N2B1

Amenities

Parking Spaces	3
Parking	Double Garage Detached, Single Garage Detached
# of Garages	3

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Range, Range Hood, Refrigerator, See Remarks, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Landscaped, Rectangular Lot, Street Lighting, Few Trees
Roof	Asphalt Shingle
Construction	Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 21st, 2025
Zoning	R-CG

Listing Details

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