

# \$765,000 - 424 8 Avenue Ne, Calgary

MLS® #A2249892

## \$765,000

5 Bedroom, 2.00 Bathroom, 1,084 sqft  
Residential on 0.10 Acres

Renfrew, Calgary, Alberta

Welcome to 424 8 Ave NE, a rare alley-corner lot (4,500 sq. ft.) in the heart of Renfrew! This prime inner-city location, just steps from Edmonton Trail, Crescent Heights, and minutes to downtown, offers incredible potential for both redevelopment and investment income. The property has been well-maintained and successfully operated as a short-term rental, showcasing its strong revenue-generating ability. In 2024 alone, the main floor achieved an impressive 75% occupancy rate with consistent Airbnb bookings, while the basement suite and garage provided additional rental income. Whether you're looking to hold as an income property, build your dream home, or explore redevelopment opportunities in one of Calgary's most desirable communities, this property offers the perfect balance of location, potential, and value. Don't miss this opportunity to secure a highly versatile lot in a thriving inner-city neighborhood.

Built in 1941

## Essential Information

MLS® #	A2249892
Price	\$765,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,084



Acres	0.10
Year Built	1941
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	424 8 Avenue Ne
Subdivision	Renfrew
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 0R2

### Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	See Remarks
Appliances	Dryer, Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full

### Exterior

Exterior Features	Other
Lot Description	Corner Lot
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	August 21st, 2025
Zoning	M-CG d72

### Listing Details

Listing Office

Century 21 Bravo Realty

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