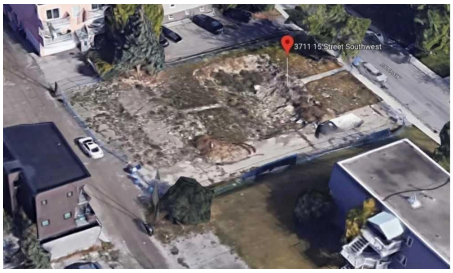
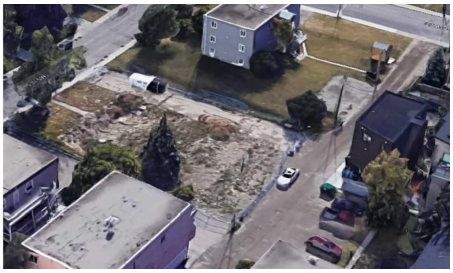
3711 15 Street SW

Calgary | Active | MLS® A2305554

$3,000,000







Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by RE/MAX Realty Professionals

A closer look

ATTENTION developers, builders & investors. Development site 100x125 feet in the desirable community of Altadore. This parcel has been re-zoned to MC-2 with development permit approved by the City of Calgary for a 31 unit building. The plans and permits are included in the sale (plans are in realtor supplements). The site has already been cleared and ready to start construction right away! Opportunity to build and hold as rental with great cash flow. Also opportunity to finance with CMHC program with little money down.

Property details

Status	Active
Prop. Type	Land
MLS® Num	A2305554
Property Type:	Land
Property Sub Type:	Residential Land
Condo Type:	Not a Condo
Transaction Type:	For Sale
Lot Area:	12,432 sq. ft.
Lot Frontage:	99'11"
Bathrooms:	- (Full:-, Half:-)
Plan:	4363AG
Ensuite:	No
Garage:	No
City Quadrant:	Southwest
Community:	Altadore
Inclusions:	NA
Restrictions:	Encroachment, Utility Right Of Way
Title to Land:	Fee Simple
Num. of Parcels:	0
Fencing:	None

Region:	Calgary
Zone:	CAL Zone CC
Zoning:	M-C2
Listed Date:	Apr 29, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/3711-15-street-sw-calgary-a2305554/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

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Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.