



# Amazing Development Lot

2215 16A STREET SW



Chris Zaharko  
Associate

ROYAL LEPAGE  
BENCHMARK  
INDEPENDENTLY OWNED AND OPERATED, BROKER

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Top 1% Nationally

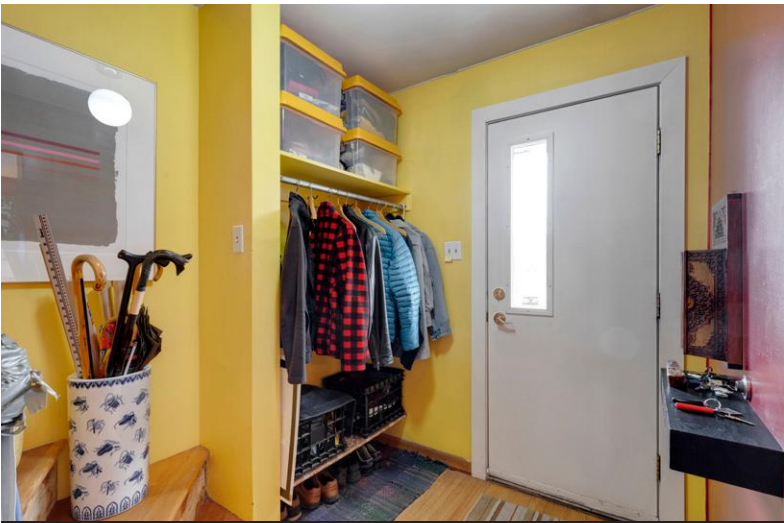
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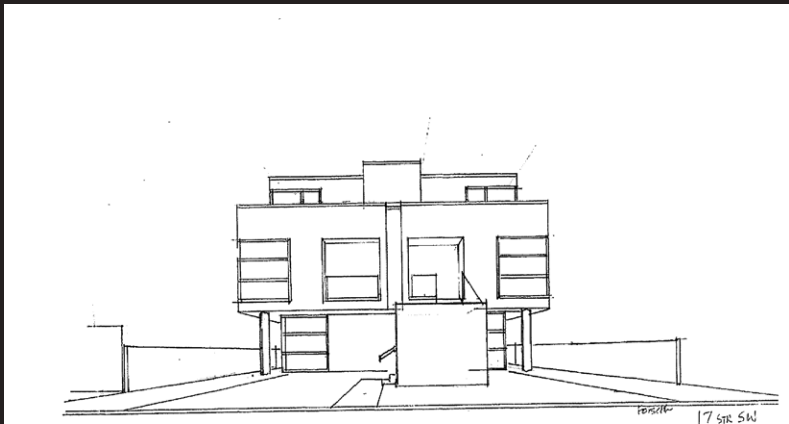
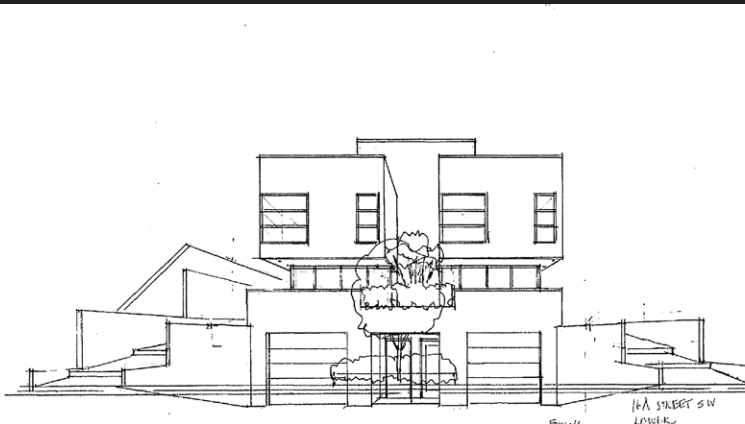
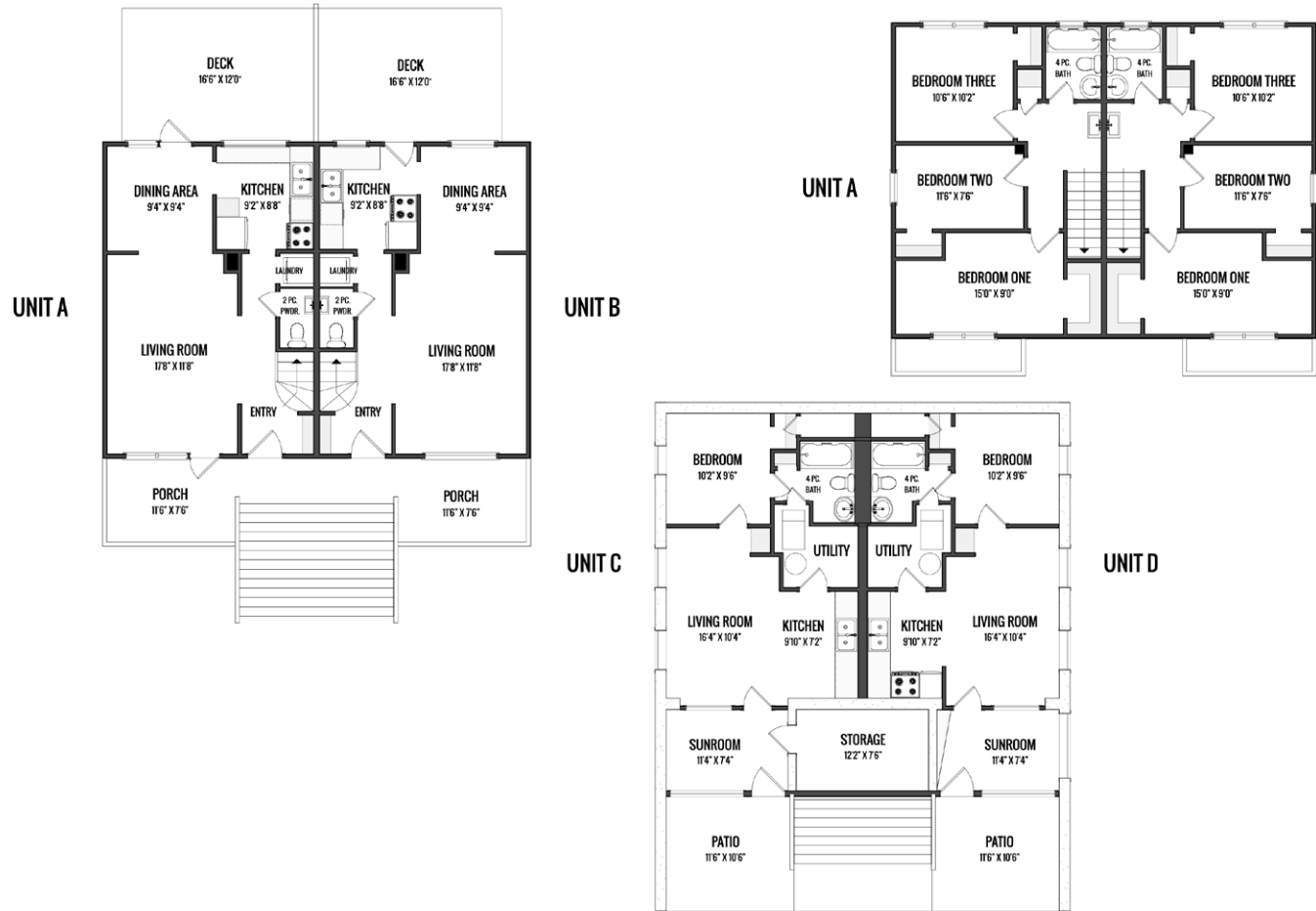
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Excellent Development Opportunity! Awesome City Views! Located on a 52'x132' view lot in Bankview, this 4-plex is prime for updating. Use has a holding property while you plan your new build! Units A&B are 2 storey, reverse walk-out units with 3 beds, 1.5 bath, balconies offering city views, back decks & yard space. C&D are the lower units with 1 bed, 1 bath, sunrooms and patios. Close to transit and walking distance to all amenities including parks, the shoppes and restaurants of 17th Ave & Downtown. This is an ideal holding property, or a great future redevelopment site. See architect rendering sketches in photos. Purchase separately or invest in the neighbouring property as well! A1203725 – 2211 16a St SW (75' X 132' M-CGd 72)



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MLS: A1203768  
Year Built: 1956  
Subdivision: Bankview  
Type: 4 plex  
Taxes: \$5,518/2021  
Lot Size: 6,867 SqFt

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