

# \$3,650,000 - 9836 Elbow Drive, Calgary

MLS® #A2238743

**\$3,650,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Haysboro, Calgary, Alberta

roperty Description for 9836 Elbow Drive:  
Attention Builders and Investors! Prime development site located at 9836 Elbow Drive, strategically zoned for a 5+5 unit multi-family project. Qualified for the CMHC MLI Select Program, this property is ideal for creating basement suites that meet affordable housing criteria, maximizing program incentives. Development is shovel-ready, offering immediate potential for construction. Joint venture opportunities available—partner and profit in one of Calgary’s most desirable communities. GET THIS BUILDING with only 175k downpayment



Built in 2026

## Essential Information

|            |              |
|------------|--------------|
| MLS® #     | A2238743     |
| Price      | \$3,650,000  |
| Bathrooms  | 0.00         |
| Acres      | 0.00         |
| Year Built | 2026         |
| Type       | Commercial   |
| Sub-Type   | Multi Family |
| Status     | Active       |

## Community Information

|             |                  |
|-------------|------------------|
| Address     | 9836 Elbow Drive |
| Subdivision | Haysboro         |
| City        | Calgary          |

|             |         |
|-------------|---------|
| County      | Calgary |
| Province    | Alberta |
| Postal Code | T2V 1M3 |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 17th, 2025 |
| Days on Market | 110             |
| Zoning         | H-GO            |

### **Listing Details**

|                |              |
|----------------|--------------|
| Listing Office | Grand Realty |
|----------------|--------------|

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