$3,100,000 - 4932 21 Avenue Nw, Calgary

MLS® #A2254062

$3,100,000
0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

Montgomery, Calgary, Alberta

Don't miss out on this brand new 8plex complete with a 4-car detached garage at the rear. This unique offering features 8 modern units across 2 separate buildings (front and back buildings). The front building will feature 4 bedroom upper units while the back building will feature 3 bedroom upper units. This property has strong rental potential and the flexibility to generate cash flow, especially using the MLI Select program. Each residence is thoughtfully designed with contemporary finishes, open-concept layouts, and low-maintenance exteriorsâ€”perfect for attracting quality tenants. Located in the heart of Montgomery, this property is steps from the Bow River pathway system, Edworthy Park, Market Mall, Foothills Hospital, and the University of Calgary, making it highly desirable for professionals, students, and families alike. With quick access to downtown, major roadways, and transit, the location is both convenient and connected. This is a turnkey commercial multi-family property offering investors a rare chance to secure long-term rental income in one of Calgaryâ€™s most sought-after and evolving communities.

Built in 2026

Essential Information

MLS® #	A2254062
Price	$3,100,000

Bathrooms	0.00
Acres	0.00
Year Built	2026
Type	Commercial
Sub-Type	Multi Family
Status	Active

Community Information

Address	4932 21 Avenue Nw
Subdivision	Montgomery
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 0X2

Amenities

Parking Spaces	4

Exterior

Foundation	Poured Concrete

Additional Information

Date Listed	September 3rd, 2025
Days on Market	10
Zoning	R-CG

Listing Details

Listing Office	eXp Realty

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