

# \$1,179,800 - 1510 1 Street Nw, Calgary

MLS® #A2261151

**\$1,179,800**

0 Bedroom, 0.00 Bathroom,  
Land on 0.13 Acres

Crescent Heights, Calgary, Alberta

Strategic Development Opportunity â€”  
Crescent Heights

An exceptional chance to acquire a premium inner-city redevelopment site in the heart of Crescent Heights â€” one of Calgaryâ€™s most vibrant and rapidly evolving communities. This offering includes two titled properties â€” 1506 & 1510 1 Street NW â€” to be sold together as one consolidated parcel.

Zoned M-C1 / RM-4 â€” suitable for multi-family or medium-density residential

Combined lot size: approx. 87.5 ft x 112.5 ft (TBV) â€” 4 city lots (Lots 9â€”12)

Cleared and shovel-ready â€” old structures professionally removed

Priced at 2024 City of Calgary assessed value â€” \$1,179,800 (for both titles)

High-demand location with excellent access to downtown, transit, shops, and restaurants

Strong walkability, urban amenities, and long-term growth fundamentals

This is a rare development-ready site in a mature, high-growth neighborhood â€” ideal for builders and developers looking to capitalize on Calgaryâ€™s expanding inner-city market.



## Essential Information

|           |                  |
|-----------|------------------|
| MLS® #    | A2261151         |
| Price     | \$1,179,800      |
| Bathrooms | 0.00             |
| Acres     | 0.13             |
| Type      | Land             |
| Sub-Type  | Residential Land |
| Status    | Active           |

## Community Information

|             |                  |
|-------------|------------------|
| Address     | 1510 1 Street Nw |
| Subdivision | Crescent Heights |
| City        | Calgary          |
| County      | Calgary          |
| Province    | Alberta          |
| Postal Code | T2M 2S8          |

## Exterior

|                 |                               |
|-----------------|-------------------------------|
| Lot Description | Level, Rectangular Lot, Treed |
|-----------------|-------------------------------|

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 1st, 2025 |
| Days on Market | 5                 |
| Zoning         | M-C1              |

## Listing Details

|                |                              |
|----------------|------------------------------|
| Listing Office | TREC The Real Estate Company |
|----------------|------------------------------|

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