



1526 & 1528 18 Avenue NW, Calgary, Alberta - \$2,098,000



Main Photo

Property Description

****Open House on Sunday, September 14, 11am-1pm**** Incredible investment opportunity in prime Capitol Hill! This brand new duplex package offers two stunning semi-detached homes — 1526 & 1528 18 Ave NW — each with a fully legal 2-bedroom basement suite. That's four separate, income-generating units on two separate titles, giving you unmatched flexibility and future resale options.

Each main residence features 10-ft ceilings, engineered hardwood, a designer quartz kitchen with an oversized island, and a bright living area with a sleek gas fireplace. Upstairs, enjoy a vaulted primary retreat with a spa-inspired 5-piece ensuite and walk-in closet, plus two more bedrooms, a full bath, and laundry.

Each legal basement suite has a private side entrance, two large bedrooms, a full kitchen with quartz counters, separate laundry, and spacious living — perfect mortgage helpers or strong rental units.

Extras include high-efficiency furnaces, HRV systems, R22/R50 insulation, roughed-in A/C, double garages,

full landscaping, and Certified New Home Warranty.

Live in one and rent out three, hold as a high-quality four-unit investment, or sell individually in the future — the options are endless. Steps to SAIT, U of C, parks, schools, and shops. Rare, versatile, and cash-flow ready — this is the ultimate inner-city investment play!

REALTOR Referral



REALTOR®

Mobile: N/A

Email: N/A

Website: <https://www.real-estate-homes.ca/>

Courtesy Of: RE/MAX iRealty Innovations

