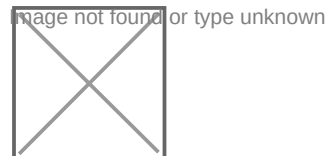


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2102 5 AVENUE NW FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Calgary, Alberta

Listing ID:
32535

MLS ID:
A2264676

\$4,500,000



 **NATHAN LEGG**
 (778) 222-8370

 CDN Global Advisors Ltd.
 403-531-4336

 2102 5 Avenue NW, Calgary , Alberta T2N 0S5

Transaction Type

For Sale

Days On Market

12

Zoning

R-CG

Subdivision

West Hillhurst

Year Built

2020

Structure Type

Townhouse

Property Type

Commercial

Property Sub Type

Multi Family

Legal Plan

8942GB

Building Area (Sq. Ft.)

12100.00

Building Area (Sq. M.)

1124.12

Inclusions

window coverings, laundry equipment, appliances

Restrictions

None Known

Reports

Call Lister

WH05, an exclusive opportunity to acquire a collection of seven fully-leased, contemporary townhomes in the heart of West Hillhurst—one of Calgary's most established and sought-after inner-city neighbourhoods. This boutique multifamily asset delivers immediate cash flow with long-term upside through future stratification and potential individual resale. Each thoughtfully designed, three-storey home includes three bedrooms, 3.5 bathrooms, a private garage, and a rooftop patio, blending architectural style with durable, low-maintenance finishes. The property has been well maintained since completion and benefits from strong in-place tenancy in a supply- constrained rental market. Ideally located just minutes from downtown, the Bow River pathway system, and the amenities of Kensington, WH05 offers a rare mix of stability, location, and built-in flexibility—making it a compelling urban investment opportunity with both income and future exit potential.

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