

# \$719,000 - 6115 Bow Crescent Nw, Calgary

MLS® #A2241029

**\$719,000**

2 Bedroom, 1.00 Bathroom, 1,171 sqft

Residential on 0.14 Acres

Bowness, Calgary, Alberta

Investors ! Developers! Welcome to 6115 Bow Crescent NW, a well-loved and beautifully maintained home nestled on one of Calgary's most desirable streets. This cute and cozy bungalow sits on a massive 50' x 127' lot, surrounded by mature trees and million-dollar custom homes. Great Lot for Redeloment for Single Family Homes.

Seller is open to selling the lot with plans or building out the home for the buyer as a custom project

Whether you're looking for a home full of character or the perfect site to build your dream property, this address delivers. The existing home has been carefully maintained and loved over the years, offering comfortable living in a peaceful, family-friendly neighbourhood.

Enjoy relaxing evenings in the spacious backyard, walks to the Bow River, and a true sense of community that Bow Crescent is known for.

Highlights:

50 ft frontage with rear lane access and 127Ft Depth!

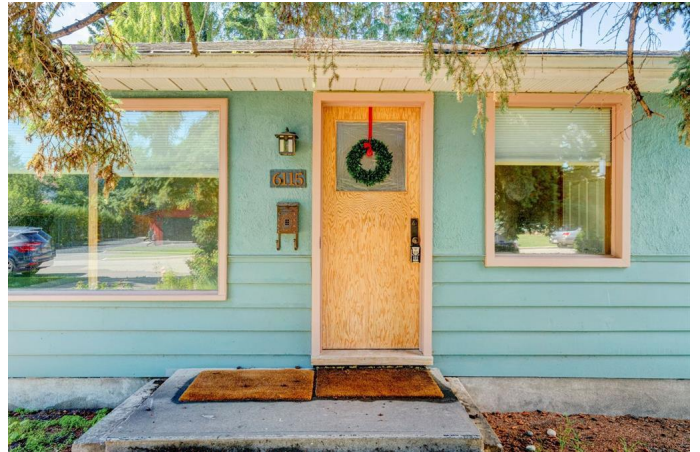
Cute, clean, and full of charm

Mature trees and private yard

Steps to Bow River pathways, parks, and schools

Quick access to Stoney Trail, downtown, and the mountains

This is a rare chance to own a turnkey home with future potential in one of NW Calgary's most iconic locations.



Built in 1948

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2241029    |
| Price          | \$719,000   |
| Bedrooms       | 2           |
| Bathrooms      | 1.00        |
| Full Baths     | 1           |
| Square Footage | 1,171       |
| Acres          | 0.14        |
| Year Built     | 1948        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

**Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 6115 Bow Crescent Nw |
| Subdivision | Bowness              |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T3B 2C2              |

**Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

**Interior**

|                   |                             |
|-------------------|-----------------------------|
| Interior Features | Kitchen Island              |
| Appliances        | Refrigerator, Oven          |
| Heating           | Forced Air                  |
| Cooling           | Central Air                 |
| Has Basement      | Yes                         |
| Basement          | Partial, Partially Finished |

**Exterior**

|                   |       |
|-------------------|-------|
| Exterior Features | Other |
|-------------------|-------|

|                 |                 |
|-----------------|-----------------|
| Lot Description | Back Yard       |
| Roof            | Asphalt Shingle |
| Construction    | Stucco, Other   |
| Foundation      | Block           |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 20th, 2025 |
| Days on Market | 42              |
| Zoning         | R-CG            |

**Listing Details**

|                |                          |
|----------------|--------------------------|
| Listing Office | The Real Estate District |
|----------------|--------------------------|

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