

# \$1,499,900 - 2304 Juniper Road Nw, Calgary

MLS® #A2205267

**\$1,499,900**

0 Bedroom, 0.00 Bathroom,  
Land on 0.23 Acres

Hounsfield Heights/Briar Hill, Calgary, Alberta

**\*\*ATTENTION ALL**

**BUILDERS/DEVELOPERS/INVESTORS\*\***  
RARE LUXURY LOT (75 feet x 131 feet  
Approx.) Recently re-zoned with Land Use  
Designation of R-C2, providing excellent  
redevelopment potential with many options for  
a builder /developer.

Ideally located on a beautiful view lot on the  
sought-after slopes of Juniper Road NW, with  
stunning views of the river valley and partial  
views of Downtown, in the highly desirable  
community of BRIAR HILL. Close proximity to  
the top-rated schools, parks/green spaces,  
off-leash park, the Foothills Hospital, U of C,  
SAIT Polytechnic, Alberta University of Arts,  
Kensington Shops/Restaurants, and a short  
commute to downtown. High Walkability  
Score.

This property is being sold as LAND ONLY,  
and there will be NO ACCESS granted to the  
existing house or garage. Shed on site



## Essential Information

|           |                  |
|-----------|------------------|
| MLS® #    | A2205267         |
| Price     | \$1,499,900      |
| Bathrooms | 0.00             |
| Acres     | 0.23             |
| Type      | Land             |
| Sub-Type  | Residential Land |

Status Active

### **Community Information**

Address 2304 Juniper Road Nw  
Subdivision Hounsfild Heights/Briar Hill  
City Calgary  
County Calgary  
Province Alberta  
Postal Code t2n3v2

### **Additional Information**

Date Listed March 24th, 2025  
Days on Market 14  
Zoning R-C2

### **Listing Details**

Listing Office First Place Realty

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