



## 10718 106 Street Edmonton AB

\$769,900

This is a LEGAL 4-plex complex located in the quiet downtown neighborhood of Central McDougall. Walk to transit stop, close to ICE District. Close to McEwan University. This Unique complex sits on 7497 square feet of a medium scale Residential Zoned lot. This is a well built 1.5 story wood frame construction complex. Heat provided by 2 forced air furnaces (replaced in 2011) shingled roof (replaced in 2015 with 50 yr shingles ) All units have a front and back entrance, all units have been renovated at different stages. All appliances have been replaced. 2 bedroom unit has 3 full sized appliances. Long term tenants. Rents can be increased. One detached single garage and surface parking. Long term owners have taken pride in owning this complex. Sister complex on the same street also available for purchase. All units rented.

Listing Presented By:



Originally Listed by:  
Sutton Central Commercial Real Estate

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