



## 13808 VALLEYVIEW Drive Edmonton AB

\$3,195,000

RIVER & CITY VIEWS! Imagine the possibilities, 1/3 of an acre (16,000 sq ft) lot to build your ultimate achievement award. It's the time to build & take advantage of spectacular views of the river & city. This is a rare opportunity to purchase one of the few remaining river & city view lots at 13808 Valleyview Drive. The most sought after address on a street of incredible multi-million dollar homes. Magnificent sunrises, lush river valley views, tranquil, serene, city lights & skyline views. Dare to dream & create your dream home, choose any builder, no time limit to build. Great schools, minutes to downtown, shopping & great restaurants. The property is being sold AS IS\* for lot value. Older home on property. Minor building restriction pertaining to future upper deck placement. Valleyview Drive, an appropriate reward for success. Don't miss this opportunity, Your architectural masterpiece deserves a rare canvas. It's the right place!

Listing Presented By:



Originally Listed by:  
Century 21 Masters

sally@sallymunro.com  
<http://www.sallymunro.com>



**RE/MAX Real Estate**

129 Mountain Ash Drive,  
Wetaskiwin, AB,

Phone: 780-361-9215  
[rsplant@telus.net](mailto:rsplant@telus.net)