



## 10946 62 Ave Edmonton AB

\$729,900

Under Construction Duplex offers 1570 Sq.Mt of living space, featuring 4 spacious bedrooms and 3 full bathrooms, including a bedroom and bath conveniently located on the main floor. The legal basement suite with 2 additional bedrooms and a separate bath provides an excellent investment opportunity. Double detached garage and a side entrance to the basement and located near all amenities and close to the University area, this home is ideal for families, students, or investors looking for a prime location. Currently under construction, with expected completion in Feb 2025.

Listing Presented By:



Originally Listed by:  
KIC Realty

sandhureggie@gmail.com  
<https://reggiesandhu.kicrealty.com>



**RE/MAX Real Estate**

129 Mountain Ash Drive ,  
Wetaskiwin, AB,

Phone: 780-361-9215  
rsplant@telus.net