



## Edmonton Alberta

\$2,199,000

Discover a RARE TURN-KEY INVESTMENT OPPORTUNITY in this STUNNING NEW 4PLEX with 4 LEGAL BASEMENT SUITES--delivering 8 fully self-contained units with 4 separate meters and crafted to exacting standards by premiere builder, Palazzo Developments. The luminous upper floors feature 9' ceilings, modern open-concept living, chic cabinetry, quartz countertops, and elegant high-end finishes throughout. Each unit includes 3 bedrooms, 2 full bathrooms including an ensuite, 1 half bath and convenient in-suite laundry. LEGAL BASEMENT SUITES include a spacious 4th bedroom, beautiful full bath ensuite, large rec area, abundant storage, complete with HRVs and tankless hot water heaters for ultimate comfort and efficiency. Located in one of the most connected neighborhoods in the city, this turn-key multifamily property is MLI Select eligible and poised for strong appreciation with proximity to the upcoming Valley Line West LRT, WEM, Downtown, and the River Valley. Exterior digitally rendered, interior virtually staged. (id:6769)

Bedroom 4 11'4 x 10'

Second Kitchen 8'2 x 7'6

Storage 8'11 x 6'1

Laundry room Measurements not available

Living room 17 m x Measurements not available

Dining room 11'6 x 5'9

Kitchen Measurements not available x 12 m

Primary Bedroom 11'8 x 11'1

Bedroom 2 8'11 x 7'7

Bedroom 3 8'2 x 8'11

Laundry room Measurements not available

Listing Presented By:



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