



Edmonton Alberta

\$4,500,000

Sixteen brand-new townhomes on two adjacent freehold lots, offered as one portfolio. This is cluster housing: a townhome format arranged around the site rather than in a street-fronting row. Each building holds four townhomes in a 2x2 block -- two facing the street, two facing the rear -- so every home has its own exposure rather than sitting in a single line. Every home is fully above grade with a private ground-level entrance, and there is no corridor, lobby, elevator or interior common area to maintain. Efficient sizing keeps rents achievable and per-door cost well under a conventional row. All sixteen are the NIVA plan -- 836 sq ft, 2 bed, 2.5 bath, with both bedrooms as owners retreats with private ensuites. Upgraded beyond base spec: LVP both floors, upgraded cabinets, countertops, undermount bath sinks, faucets and lighting. Basements undeveloped currently. Five surface stalls per site off the rear lane, fully landscaped. Eligible for CMHC MLI Select (subject to lender and CMHC approval). Possession March to June 2027. (id:6769)

Listing Presented By:



Originally Listed by:
Exp Realty



RE/MAX River City

13120 St Albert Trail NW,
Edmonton, AB, T5L4P6

Phone: 780-982-1119
ahmadsai@remax.net

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.