



Edmonton Alberta

\$315,000

RARE INFILL OPPORTUNITY IN EDMONTON'S VIBRANT CENTRAL CORE! Located in the up-and-coming community of SPRUCE AVENUE, this VACANT LOT offers incredible potential for investors, builders, or anyone looking to build their DREAM HOME. Measuring an impressive 50' x 150', this oversized lot is perfect for skinny homes, duplex, or a 4plex up to 8 units with 4 single garages. Prime location just minutes from NAIT, the Royal Alexandra Hospital, Kingsway Mall, LRT STATION, and downtown—with easy access to major routes. Mature trees, a walkable neighborhood, and new development all around make this an ideal opportunity to BUILD or INVEST in a GROWING, TRANSFORMING AREA. Opportunities like this are RARE—especially on a LOT THIS SIZE. Don't miss out! (id:6769)

Listing Presented By:



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Exp Realty



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