



## Edmonton Alberta

\$249,900

2 Story home is priced for a starter home owner, builder or an investor. Home is priced well below City Assessment. The house has 3 separate suites or use as a 5 bedroom home, for a large family. All at a small price. Possible duplex or multi unity building site. City of Edmonton Inspected, site has 3 suites and is on a 33FT. X 120 foot lot. Suites are occupied. This property is approved and inspected by the Health Department. There are 3 separate power meters. Zoned (RS) for Multi-Units Area. Comes with appliances, newer furnace, hot water tank and a garage. There are new duplex construction on a similar lot, just steps away. Close to transit, schools, shopping, football Stadium. CITY-ZONED as Small Scale Res.(RS) (id:6769)

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Listing Presented By:



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Royal Lepage Summit Realty

<http://www.royallepage.ca/bestlocations>



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