



Edmonton Alberta

\$414,900

Exceptional Investment or Development Opportunity! Situated on a massive **50' x 150' lot** in a prime location, this newly renovated property with new shingles, windows, furnace and newer hot water tank and fully renovated offers endless possibilities. Conveniently located with quick access to the Yellowhead, Downtown, Kingsway Mall, Westmount, and NAIT. This property features 2 beds plus full bath on main floor. Big living area and dining area completes this level. There is a big backyard for one to enjoy with their loved ones in this perfect summer weather. Fully finished basement with a separate entrance and second kitchen**, providing excellent income potential or space for extended family. Looking for future development? The oversized lot offers outstanding redevelopment potential for a **4-plex with 4 legal basement suites** (subject to city approvals). Whether you're seeking a move-in-ready home, a revenue property, or your next development project, this is an opportunity you won't want to miss! (id:6769)

Bedroom 3 Measurements not available

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Listing Presented By:



Originally Listed by:
RE/MAX Excellence



RE/MAX River City

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