



## Edmonton Alberta

\$999,999

PRIME RIVER VALLEY DEVELOPMENT OPPORTUNITY!! BUILD YOUR DREAM HOME OR EXPLORE MULTI-UNIT POTENTIAL!! Exceptional 10,700+ SQFT LOT (50' X 215') facing Edmonton's iconic river valley, offering a rare chance to secure a high-potential redevelopment site. Conceptual plans and supporting documents for a multi-unit development, including townhomes, secondary suites, and garden suites, have been prepared and are available for review, providing insight into the site's potential. Situated on a quiet, established street surrounded by greenspace, with walking access to parks, schools, transit, and quick access to downtown. Property is being sold as land value only, ideal tear-down site. Buyers to verify all information and development potential. (id:6769)

Living room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Storage Measurements not available

Listing Presented By:



Originally Listed by:  
Century 21 All Stars Realty Ltd

<http://www.michaelsells.ca/>



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
[ahmadsai@remax.net](mailto: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.