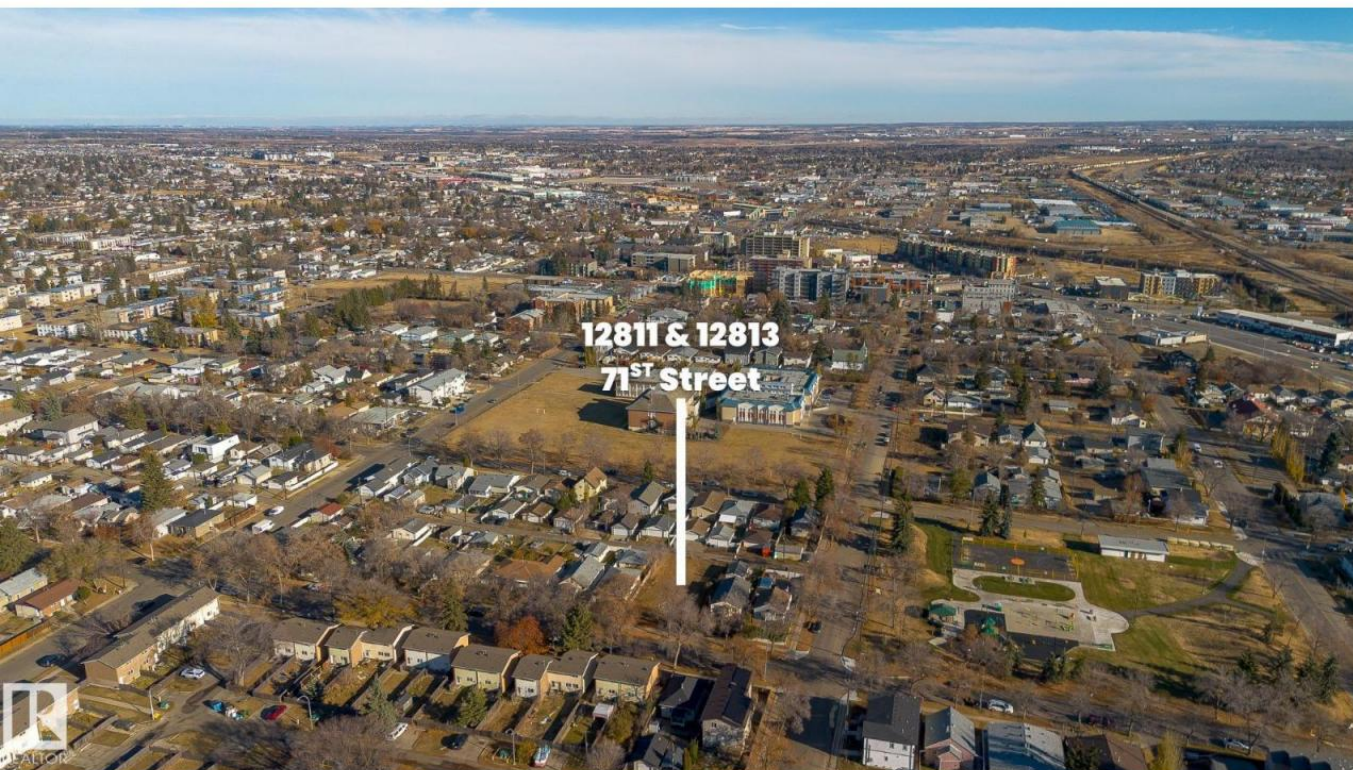




## Edmonton Alberta

\$220,000

Fantastic opportunity for developers, builders, or investors. This 33' x 130' wide rectangular lot is ideally located mid-block in the up-and-coming community of Balwin. Property is located right next to Zoie Gardenir Playground and within walking distance to schools, playgrounds, public transit and Balwin Community Hall. Easy access to Yellowhead Trail and major amenities along Fort Road and Manning Drive. Lot is zoned as RS - Small Scale Residential which includes multiple infill options! (id:6769)

Listing Presented By:



Originally Listed by:  
The E Group Real Estate



**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.