



## Edmonton Alberta

\$919,900

RARE LUXURY INCOME OPPORTUNITY! Purpose-built 3-UNIT property on one title featuring a stunning 2-storey main residence, LEGAL basement suite, and LEGAL garage suite—ideal for investors or owner-occupants seeking premium living with exceptional income potential. Finished with high-end materials throughout, stainless steel appliances, and separate laundry in all three units, this property is designed to maximize tenant appeal while maintaining upscale comfort. Thoughtful layouts offer privacy and flexibility across all suites. Enjoy a balcony and deck overlooking a serene ravine, adding lifestyle value rarely found in multi-unit properties. Located walking distance to a K-9 school and minutes from shopping, amenities, major routes, and the airport, this home delivers convenience, long-term demand, and strong resale value. A turnkey, low-maintenance asset that seamlessly blends luxury living with smart investment—a truly rare opportunity in Edmonton. (id:6769)

Additional bedroom Measurements not available

Bedroom Measurements not available

Bedroom 5 Measurements not available

Bedroom 6 Measurements not available

Second Kitchen Measurements not available

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Den Measurements not available

Bedroom 4 Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Bonus Room Measurements not available

Listing Presented By:



Originally Listed by:  
Exp Realty

**Ahmad Sai**  
**RE/MAX RIVER CITY**

**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
ahmadsai@remax.net