



Edmonton Alberta

\$549,995

Listing Presented By:

HOLYROOD CORNER LOT - Investment Opportunity! Flip, develop, or live in and hold this prime property in the highly desirable Holyrood community. This 2-storey detached home offers 4 bedrooms, 1 1/2 baths, and 1,655 sq. ft. of living space on a massive 7,618 sq. ft. corner lot. RS zoning provides flexibility for multiple development options, including small-scale residential up to 3 storeys or a potential 9-unit multi-family project (subject to approval). The finished basement includes a family room, office, and separate entrance--perfect for a potential basement suite. Just 5 blocks to Bonnie Doon Mall & LRT, 2 blocks to Holyrood Park, and minutes to downtown and the river valley. Mature, tree-lined streets combine quiet living with urban convenience. Don't miss this rare opportunity! (id:6769)

Family room Measurements not available

Den 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

Bedroom 3 Measurements not available

Bedroom 4 Measurements not available



Originally Listed by:
RE/MAX River City

<http://getrealestateinfo.ca/>

Amhad Sal
RE/MAX RIVER CITY

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.