

Edmonton Alberta

$470,000

AS IS WHERE IS! ATTENTION INVESTORS, BUILDERS & DEVELOPERS! Excellent investment and redevelopment opportunity! This full side-by-side duplex (8704 & 8708 117 Street NW) is situated on a LONG CORNER LOT and offered on ONE TITLE, creating an exciting opportunity for investors looking to capitalize on the property's future potential. The lot's elongated configuration and corner positioning offer interesting possibilities for redevelopment, infill construction, or a long-term investment strategy. The existing duplex provides the potential to generate rental income while exploring future development options. A detached double garage is also located on the property. Convenient access to schools, public transit, shopping, parks, and major roadways. Whether you're an experienced developer, builder, or investor looking for your next project, this property is worth exploring! All redevelopment possibilities are subject to municipal approvals. (id:6769)

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
Bedroom 5 Measurements not available
Bedroom 6 Measurements not available

Listing Presented By:



Originally Listed by:
REMAX River City

https://dianawong.ca/

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