



Edmonton Alberta

\$1,050,000

Rare 4-unit investment opportunity featuring 4 separate titled condo townhouses, offering potential to purchase at wholesale & unlock value through cosmetic upgrades & strategic repositioning. Ideal for house hacking, renovating & refinancing, renting, or improving & selling individually. Located in quiet residential neighbourhood 1 block from Mill Creek Ravine's scenic trails & trestle bridges & within a 15-minute walk of Bonnie Doon Shopping Centre, LRT & Campus Saint-Jean. Each unit features a functional galley kitchen, dedicated dining area, spacious living room w/balcony, main-floor half bath, 3 generous bedrooms, full bathroom & unfinished basement w/full-height ceilings, 2 good-sized windows & separate mechanical systems. Central staircases limit 8-plex potential without adding exterior stairs. Exceptionally large rear concrete parking pad accommodates tandem stalls offering flexible parking & storage options. A fantastic opportunity w/solid layouts, desirable location & significant potential. (id:6769)

Living room 5.84 m X 3.69 m

Dining room 3.1 m X 2.63 m

Kitchen 2.74 m X 2.63 m

Primary Bedroom 3.81 m X 3.65 m

Bedroom 2 3.81 m X 2.77 m

Bedroom 3 3.3 m X 2.56 m

Listing Presented By:



Originally Listed by:
RE/MAX River City

<https://www.macintoshgroup.ca/>



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