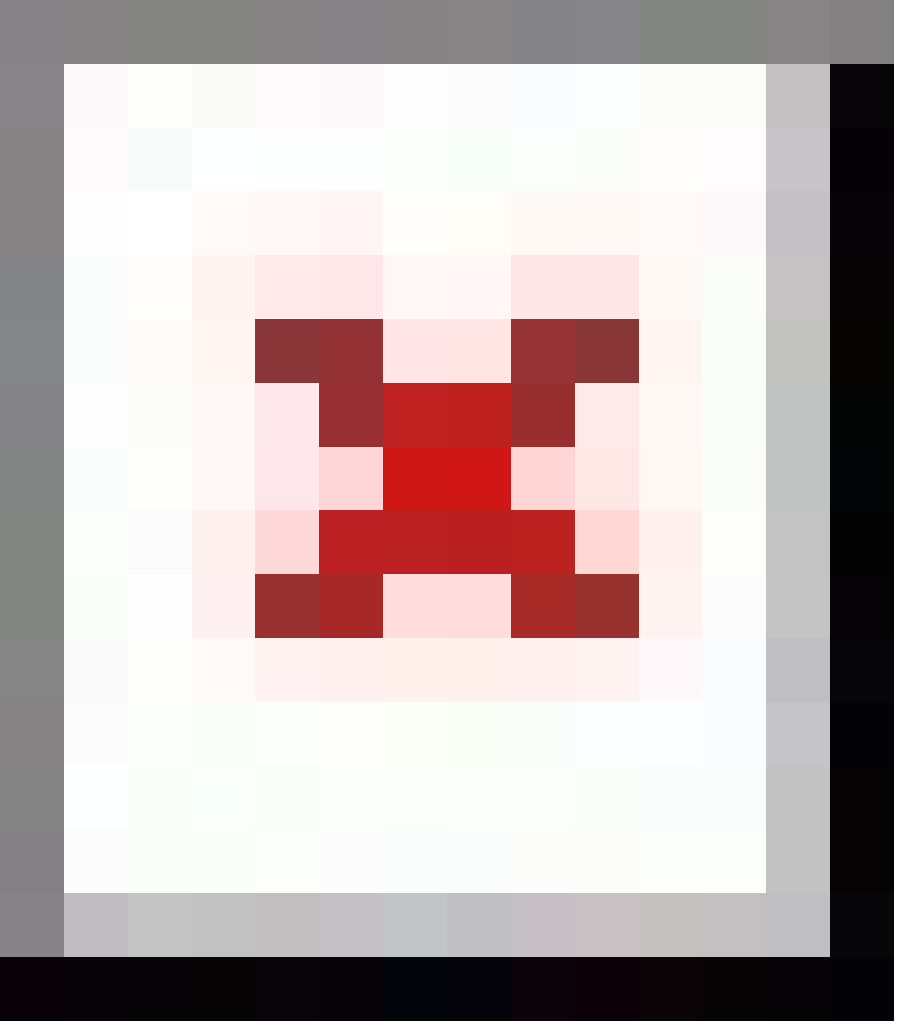


Edmonton Alberta

$519,000

Opportunity knocks - welcome to Bonnie Doon! Cozy 3 bedroom, 2 bathroom home, situated on a large 57 'x 121' lot. The lot has already been subdivided into a 30' lot and a 27' lot, with the ability to live or rent-out in the interim. Each lot is fully-serviced which will save time and money for those interested in the redevelopment of this property. There is great potential for two infill homes on this site, large executive duplex or higher density project with solid retail numbers in this highly sought out community. Close to schools, shopping, walking distance to LRT ski hill, Mill Creek Ravine, Downtown and more! Drive by and visualize the potential of this site that could remain rented for years to come, or begin your next infill project with the subdivision and new services already complete! (id:6769)

Family room 3.27 m X 9.46 m
Bedroom 3 3.03 m X 3.34 m
Laundry room 2.39 m X 4.45 m
Living room 4.89 m X 3.57 m

Kitchen 2.43 m X 4.87 m
Primary Bedroom 3.56 m X 3.92 m
Bedroom 2 2.5 m X 3.48 m
Breakfast 2.02 m X 2.56 m

Listing Presented By:



Originally Listed by:
RE/MAX Real Estate

http://www.philipenko.com/

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.