



Edmonton Alberta

\$399,900

ATTENTION BUILDERS, DEVELOPERS, AND INVESTORS! Skip the grueling 4-month municipal approval process and step straight into the construction cycle with this exceptional infill opportunity in premium West Meadowlark. This prime 50' x 110' lot comes with a FULLY APPROVED DEVELOPMENT PERMIT for a high-density, high-yield 6-unit project, allowing you to pour concrete almost immediately. The meticulously designed 6-plex plan features modern side-by-side duplexes, two self-contained secondary basement suites, and two detached double-car garage featuring two premium garage suite built directly on top. The entire project has been strategically designed to align with CMHC MLI Select financing criteria to maximize your leverage and long-term cash flow. Located on a beautiful, family-friendly street lined with mature trees, this property sits in an unbeatable location just minutes from West Edmonton Mall, West Meadowlark Mall, schools, parks, and the brand-new LRT expansion line. (id:6769)

Listing Presented By:



Originally Listed by:
Century 21 Quantum Realty

<https://www.rajshah.c21.ca/>



RE/MAX River City

13120 St Albert Trail NW,
Edmonton, AB, T5L4P6

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

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