



## Edmonton Alberta

\$225,000

This exceptional 25x148 fully serviced vacant lot in Sherwood presents a prime development opportunity, ideal for building a skinny home with two legal suites (basement and garden suite). This quiet street location is conveniently situated near the future LRT. It boasts new homes and easy access to amenities, including schools, Community League, Mayfield Common, Misericordia Community Hospital, and West Edmonton Mall. With its desirable location, zoning allowances, and completed demolition, abatement, subdivision, and services, this lot is ready for construction, making it an attractive prospect for builders and investors seeking a project in a growing community. (id:6769)

Listing Presented By:



Originally Listed by:  
MaxWell Polaris



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

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