



# Edmonton Alberta

\$4,490,000

Opportunity for the full ownership of the Panorama Development Site. Situated in central Edmonton, the site currently consists of four lots containing two walk up rental properties and 2 parking lots, generating \$45,000 in net income. The property lies adjacent to an Edmonton Transit System bus stop and is only a minutes walk to the beautiful river valley trails. The approved development is expected to contain 26-storeys and 173 dwelling units with 217 parking stalls and 44 bicycle stalls. Comprised of a variety of bachelors, one-bedroom and two-bedroom suites, the high-rise apartment will also showcase 5 stunning townhomes on the eastern end of the property. Established among Edmontons most vibrant and lively neighbourhood of Downtown. The Panorama Development Land is centrally located directly off 97 Avenue along 104 Street, which sees up to 49,800VPD and is local to the surrounding communities of Downtown, Rossdale and Oliver with a combined population of 31,421. (id:6769)

Listing Presented By:



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