



## 10432 JASPER Avenue Edmonton AB

\$1,400,000

Judicial sale. Rare opportunity to own an extremely unique & desirable character building along Jasper Avenue in Edmonton's downtown core. This two story building is the skinniest commercial building in the city. Most recently the main floor & basement operated as trendy restaurants with the second floor built out as professional offices. Boasting ample natural light & views of Beaver Hills House Park directly adjacent, this is a tremendous opportunity for an owner/ user, investor or developer. Located along Jasper Ave & minutes away from Edmonton's Ice District, Roger's Place & 104St. The immediate area is a dense residential node, with an additional 1500+/- apartments to be constructed in the area, which hosts an elegant mixture of restaurants, bars, cafes, retail stores, outdoor markets & summer event programming. Beaver Hills House Park is soon to be renewed with construction set to begin in spring with completion in 2025. Secure this coveted retail location before someone else does!

Listing Presented By:



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