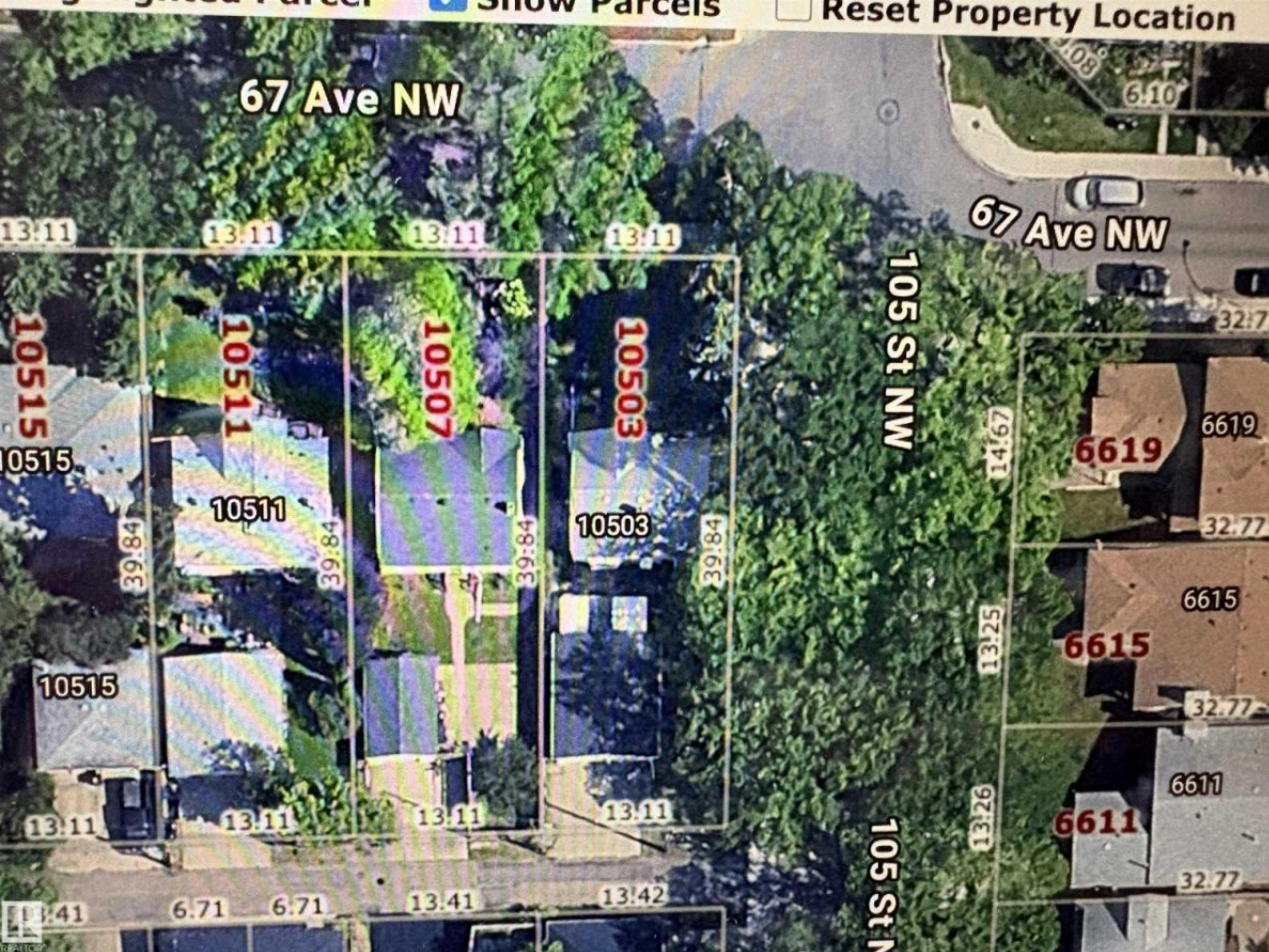




## Edmonton Alberta

\$434,900

Exceptional 520.55m<sup>2</sup>~13.11mx39.84m CORNER LOT IN ALLENDALE, offering at LOT value a tremendous potential for investors and developers, presenting an incredible opportunity to build a Single Family or many other multi-family options with desired corner lots of this size. One of Edmonton's most sought-after neighborhoods. Just a short distance from the UNIVERSITY OF ALBERTA, WHYTE AVENUE, and DOWNTOWN EDMONTON, it's perfectly situated for urban convenience. Close proximity to the picturesque RIVER VALLEY, top-rated SCHOOLS, PARKS, and PLAYGROUNDS make this a desirable location for families. Access to essential amenities, including GROCERY STORES along with easy connectivity via PUBLIC TRANSPORTATION, LRT, and quick access to CALGARY TRAIL, this is a prime investment opportunity. Currently occupied long term owners. (id:6769)

Listing Presented By:



Originally Listed by:  
Logic Realty



**REMAX ELITE**

8104 160 Ave NW, Edmonton, AB,  
T5Z 3J8

Phone: 780-406-4000

Fax:

broker@eliterealestate.ca

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