



## Edmonton Alberta

\$695,000

Exceptional investment opportunity in Inglewood. This side by side duplex offers FOUR units (basement suites are non permitted) across two separate titles. Each side offers just over 1,100 square feet above grade, with a total of 10 bedrooms, 4 bathrooms, and 4 kitchens designed for strong rental performance. The property features an oversized triple car garage with high ceilings and sits on a 15.28 x 45.74 meter corner lot. Recent improvements include newer shingles and one recently replaced furnace. With cosmetic updates, there is clear potential for further appreciation. A rare opportunity to acquire a multi unit property with scale, flexibility, and long term growth in a central location. (id:6769)

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Bedroom 4 Measurements not available

Bedroom 5 Measurements not available

Bedroom 6 Measurements not available

Family room Measurements not available

Additional bedroom Measurements not available

Bedroom Measurements not available

Listing Presented By:



Originally Listed by:  
Royal LePage Noralta Real Estate



### REMAX ELITE

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

Phone: 780-406-4000

Fax:

broker@eliterealestate.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.