



Edmonton Alberta

\$489,900

Attention Builders & Developers! RM Zoned Development Opportunity! Prime 999 m² Medium Scale Residential zoned parcel located in a well established northeast Edmonton community. This flat, rectangular, and fully usable lot offers exceptional redevelopment potential with a 2.40 FAR, making it ideal for medium density residential projects. Zoning supports a variety of development options including low rise apartments, row housing, stacked townhomes, and multi unit residential (subject to City of Edmonton approval). Adjacent corner property may also be available creating potential land assembly opportunity for developers seeking a larger scale project. A rare opportunity to secure an infill parcel of this size with scalable density in a mature neighbourhood with existing infrastructure already in place. Strategically positioned just minutes from the LRT, major transit routes, shopping centres, schools, and recreation facilities, this location provides strong long-term rental and resale appeal. (id:6769)

Listing Presented By:



Originally Listed by:
RE/MAX Excellence

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