



## 14342 PARK Drive Edmonton AB

\$900,000

Sitting directly above Mackenzie Ravine on a 56x120 lot lies a rare infill opportunity. This property is on the tree-lined street of Park Drive, facing a mature park. The lot is secure and private as it sits at one of the highest points of the ravine while also being one of the longest, usable backyards before dropping down the embankment. It has mature fruit trees and garden space. The main ravine pathway leads to the river, downtown, and Hawrelak Park. The drive downtown is short and easy. The neighbourhood has top-rated schools, restaurants, and services within walking distance. The home on the lot has been maintained and cared for. The kitchen boasts 10 foot ceilings with a full panel of windows spanning the ravine. This home also has good storage. You may comfortably reside here, or use it until plans for redevelopment are in place. This is an opportunity to reside at a premier address among some of Edmonton's most architecturally beautiful homes and neighbourhoods.

Listing Presented By:



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