



## Edmonton Alberta

\$2,398,900

Amazing Opportunity to add this stunning 9 unit project to your rental portfolio. This 4plex with legal basement suites is accompanied by a garage suite to maximize your cashflow. All units are thoughtfully designed with an open main floor layout featuring LVP flooring, Quartz countertops, SS appliances, Designer lighting package and conveniently tucked away powder room. Upstairs each unit offers 3 bedrooms, 2 full baths and laundry. The basement suite with its own entrance offers another living space with full kitchen, living room, laundry and full bath. The cherry on top is the garage suite above the 3 car garage; a private living oasis with no shared walls. This property comes fully landscaped. It is perfectly located close to transportation, schools/parks, DT, and all your shopping needs. (id:6769)

Bedroom 4 Measurements not available x 10 m

Second Kitchen Measurements not available

Living room 13'6 x 10'6

Dining room 11' x 9'

Kitchen 13' x 11'

Mud room Measurements not available

Primary Bedroom 11'5 x 10'9

Bedroom 2 8'11 x 11'10

Bedroom 3 9'8 x 9'3

Listing Presented By:



Originally Listed by:  
Initia Real Estate

**RE/MAX ELITE**

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Phone: 780-406-4000

Fax:

executive@eliterealestate.ca