



9203,9205,9207 81 Street Edmonton AB

\$1,950,000

Welcome to beautiful Holyrood. this 3 plex with 3 1 bed room legal suites in the basement will have 6 legal rentable units. an over sized Triple Garage with a dedicated storage area on the second floor of the garage. Steps away from Schools, shopping, parks and the LRT. Easy access to Downtown, White Mud and the nearby University of Alberta. This property features 3 units mixed of two 2 bed 2 bath ensuites, and one unit at 3 bed and 2 bath above grade. With an expected Cap Rate of 6.2% this property qualifies for the CMHC / MLI SELECT program. Beautifully built and designed by House of Modernity to have a beautiful esthetic and low maintenance property. Expected Completion MARCH 2025.

Listing Presented By:



Originally Listed by:  
Sable Realty

[thamir@sablerealty.ca](mailto:thamir@sablerealty.ca)

**RE/MAX ELITE**

**RE/MAX Elite**

Phone: 780-406-4000

Fax:

[executive@eliterealestate.ca](mailto:executive@eliterealestate.ca)