

\$648,000 - 10907 79 Avenue, Edmonton

MLS® #E4423844

\$648,000

0 Bedroom, 0.00 Bathroom,
Land Commercial on 0.00 Acres

Garneau, Edmonton, AB

DEVELOPERS/INVESTORS ALERT!! A rare & fantastic commercial/multi-family redevelopment opportunity in a PRIME and MUCH DESIRABLE UNIVERSITY GARNEAU neighbourhood. Subject property is part of a PARCEL OF LAND consisting of 4 adjacent lots for a total size of 16,990 sq ft, and to be sold together. Currently there are 3 existing homes providing holding income and a corner lot fronting 109 Street for maximum exposure to capitalize City of Edmonton's 109 Street Corridor Area Redevelopment Plan. Quiet, convenient & tree lined location with easy access to university campus, city centre, Whyte Avenue/Old Scona major shopping and entertainment districts, river valley trails & recreational amenities and more. Explore the high value potential of this exceptional commercial and residential mixed development site. Truly a PERFECT INVESTMENT OPPORTUNITY IN ONE OF EDMONTON'S MOST SOUGHT AFTER LOCATION.



Essential Information

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|-----------|-----------|
| MLS® # | E4423844 |
| Price | \$648,000 |
| Bathrooms | 0.00 |
| Acres | 0.00 |

| | |
|--------|-----------------|
| Type | Land Commercial |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 10907 79 Avenue |
| Area | Edmonton |
| Subdivision | Garneau |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6G 0P1 |

Additional Information

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|----------------|-----------------|
| Date Listed | March 2nd, 2025 |
| Days on Market | 59 |
| Zoning | Zone 15 |

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Listing information last updated on April 30th, 2025 at 2:17pm MDT