

## \$270,000 - 2403 47 Street, Edmonton

MLS® #E4455123

**\$270,000**

3 Bedroom, 1.00 Bathroom, 992 sqft

Single Family on 0.00 Acres

Weinlos, Edmonton, AB

Excellent opportunity for re-development in South Edmonton! This lot is 3691 sqft (30' wide x 125' deep) with back alley access and a paved driveway. Current structures on the property include a 5 level split detached home and double detached garage. The property is being sold through the courts in "as-is" condition and only unconditional offers may be submitted.

Built in 1987

### Essential Information

MLS® #	E4455123
Price	\$270,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	992
Acres	0.00
Year Built	1987
Type	Single Family
Sub-Type	Detached Single Family
Style	5 Level Split
Status	Active

### Community Information

Address	2403 47 Street
Area	Edmonton



Subdivision	Weinlos
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 4P6

### Amenities

Amenities	See Remarks
Parking	Double Garage Detached

### Interior

Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Partial, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	August 28th, 2025
Days on Market	1
Zoning	Zone 29

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 29th, 2025 at 1:32pm MDT