# \$669,800 - 15103 96 Avenue, Edmonton

MLS® #E4425374

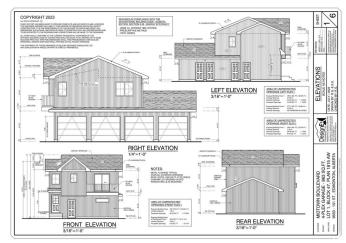
### \$669,800

0 Bedroom, 0.00 Bathroom, Single Family on 0.00 Acres

West Jasper Place, Edmonton, AB

Amazing Development Opportunity on this corner lot with this stunning 9 unit project that is DP & BP ready. Permits will be transferred over to the new owners. This 4plex with legal basement suites is accompanied by a garage suite to maximize your cashflow. All units are thoughtfully designed to enhance the tenants living experience. Corner units are 1330 sq ft with 3 bedrooms and the middle units are 1280 sq ft with 2 master bedrooms. The one bedroom basement suites come with their own forced walk out entrance at the front. The cherry on top is the garage suite above the 4 single car garage; a private living oasis with no shared walls. A variance was approved to accommodate larger units and sq footage. Vacant lot, old house has been demolished. It is perfectly located close to transportation, schools/parks, DT, and all your shopping needs.





## **Essential Information**

MLS® # E4425374

Price \$669,800

Bathrooms 0.00 Acres 0.00

Type Single Family

Sub-Type Vacant Lot/Land

Style 2 Storey

Status Active

# **Community Information**

Address 15103 96 Avenue

Area Edmonton

Subdivision West Jasper Place

City Edmonton
County ALBERTA

Province AB

Postal Code T5P 1S3

**Amenities** 

Parking See Remarks

**Exterior** 

Exterior Features See Remarks

#### **Additional Information**

Date Listed March 12th, 2025

Days on Market 56

Zoning Zone 22

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 May 6th, 2025 at 11:02pm MDT