

## \$389,000 - 7924 92 Avenue, Edmonton

MLS® #E4439431

**\$389,000**

3 Bedroom, 1.00 Bathroom, 1,017 sqft

Single Family on 0.00 Acres

Holyrood, Edmonton, AB

Fantastic development opportunity in sought-after Holyrood! This 45x132 ft (552m2) lot is ideally suited for multi-family development. Located on a beautiful tree-lined street surrounded by infill and character homes, this location offers excellent walkability to transit, top-rated schools, parks, and shopping. The existing home was affected by a neighbouring fire and is being sold as-is; all asbestos has already been professionally removed, offering a clean slate for your next project. Whether you're a builder, investor, or visionary buyer, this is a rare chance to create something special in one of Edmonton's most desirable central neighborhoods. Zoned RF1 with incredible potential! Don't miss out!

Built in 1955

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4439431  |
| Price          | \$389,000 |
| Bedrooms       | 3         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 1,017     |
| Acres          | 0.00      |
| Year Built     | 1955      |



|          |                        |
|----------|------------------------|
| Type     | Single Family          |
| Sub-Type | Detached Single Family |
| Style    | Bungalow               |
| Status   | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 7924 92 Avenue |
| Area        | Edmonton       |
| Subdivision | Holyrood       |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6C 1R7        |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Double Garage Detached |

### Interior

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

### Exterior

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

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 30th, 2025 |
| Days on Market | 13             |
| Zoning         | Zone 18        |

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