

## \$760,000 - 13007 83 Street, Edmonton

MLS® #E4391910

**\$760,000**

0 Bedroom, 0.00 Bathroom,  
Multi-Family Commercial on 0.00 Acres

Killarney, Edmonton, AB

A GREAT INVESTMENT OPPORTUNITY FOR THIS 6-PLEX! This well maintained 6 suiter has 3 large one bedroom and 3 large two bedroom. There are 6 forced air furnaces as each unit has their own furnace. Upgrades have been done over the years. Security cameras. New windows and roof re-shingled in 2012. Long term tenants. Self managed. Six parking stalls. Buyers to accept the tenants. Seller won't consider VTB or creative financing.

Built in 1964

### Essential Information

|            |                         |
|------------|-------------------------|
| MLS® #     | E4391910                |
| Price      | \$760,000               |
| Bathrooms  | 0.00                    |
| Acres      | 0.00                    |
| Year Built | 1964                    |
| Type       | Multi-Family Commercial |
| Status     | Active                  |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 13007 83 Street |
| Area        | Edmonton        |
| Subdivision | Killarney       |
| City        | Edmonton        |
| County      | ALBERTA         |



|             |         |
|-------------|---------|
| Province    | AB      |
| Postal Code | T5E 2T4 |

**Exterior**

|              |            |
|--------------|------------|
| Exterior     | Wood Frame |
| Construction | Wood Frame |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 7th, 2024 |
| Days on Market | 330            |
| Zoning         | Zone 02        |

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Listing information last updated on May 3rd, 2025 at 1:17am MDT