

\$1,369,000 - 11019,21,23 107 Avenue, Edmonton

MLS® #E4429236

\$1,369,000

0 Bedroom, 0.00 Bathroom,

Retail on 0.00 Acres

Queen Mary Park, Edmonton, AB

Absolutely stunning opportunity to own this commercial and residential mix building, Completely Renovated from top to bottom ! over 4300sf of total space inc basement , updated plumbing & electrical systems ! new water-proof exterior stucco, new flooring, fully leased out , great tenant mix, EXCELLENT return on your investment, MAIN floor has a BRANDED restaurant franchise and a long term community CONVENIENCE store , UPPER floor has 2 residential suites: 1st one has 3 bedrooms, kitchen, full bath , 2nd suite has 2 bedrooms, kitchen and bath , basement has option for laundry, utility area, one hot water tank & furnace, 4 ton roof top unit, and lot of storage area . THIS property sits on a busy street with a lot of street exposure. do not approach owner/tenants directly. THERE IS a plenty of parking for the customers.

Built in 1945

Essential Information

| | |
|------------|-------------|
| MLS® # | E4429236 |
| Price | \$1,369,000 |
| Bathrooms | 0.00 |
| Acres | 0.00 |
| Year Built | 1945 |
| Type | Retail |
| Status | Active |



Community Information

| | |
|-------------|------------------------|
| Address | 11019,21,23 107 Avenue |
| Area | Edmonton |
| Subdivision | Queen Mary Park |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5H 0X6 |

Exterior

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

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 4th, 2025 |
| Days on Market | 50 |
| Zoning | Zone 08 |

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Listing information last updated on May 24th, 2025 at 8:32pm MDT