

\$769,900 - 11734 95 Street, Edmonton

MLS® #E4442362

\$769,900

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

Alberta Avenue, Edmonton, AB

CLEAN AND WELL LOCATED AFTER THIS MULTI-TENANTED MIXED USED COMMERCIAL TWO STORY BUILDING SECOND FLOOR CONSIST OF 3 ONE BEDROOM AND ONE BACHELOR , MAIN TWO RETAIL SPACES ONE RETAIL SPACE IS LEASED UNTIL JUNE FIRST 2026 WITH WITH A OPTION PERIOD SPACE NUMBER 2 USED BY THE OWNER ,BUILDING HAS HAD MANY UPGRADES OVER THE YEARS . CLOSE TO COMMUNITY SHOPS AND SERVICES MINUTES AWAY BY FOOT MIXED COMMERCIAL- RESIDENTIAL PAVED PARKING LOT AND FULLY FENCED, WITH GATE AND PLUGS FOR THE TENANTS LOT ALSO HAS A DRAIN ,BUILDING FACES 95 ST ACROSS FROM SHOPPING CENTER AND DOWNTOWN AUTO GREAT OPPORTUNITY FOR A FIRST TIME INVESTOR IDEAL FOR A DAYCARE

Built in 1934

Essential Information

MLS® #	E4442362
Price	\$769,900
Bathrooms	0.00
Acres	0.00
Year Built	1934
Type	Multi-Family Commercial



Status Active

Community Information

Address 11734 95 Street
Area Edmonton
Subdivision Alberta Avenue
City Edmonton
County ALBERTA
Province AB
Postal Code T5G 1L9

Exterior

Exterior Mixed
Construction Mixed

Additional Information

Date Listed June 13th, 2025
Days on Market 72
Zoning Zone 05

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