

# \$160,000 - 12015 90 Street, Edmonton

MLS® #E4439952

**\$160,000**

0 Bedroom, 0.00 Bathroom,  
Single Family on 0.00 Acres

Alberta Avenue, Edmonton, AB

Fantastic opportunity to build in the revitalizing community of Alberta Avenue. This 33â€™™ x 137â€™™ lot currently has a home with a finished basement and a tenant in place. The property is being sold for lot value only. , Two new gas lines were professionally installed on the property IN 2023. The seller has also invested in detailed planning, including: Professionally drawn duplex plans with rental suites up and down ,lot survey site plan, and hazardous materials assessment report .All documents will be provided to the buyer. Situated on a beautiful tree-lined street, this vibrant and diverse neighborhood offers a strong sense of community, excellent dining options, frequent local events, and convenient access to downtown and major roadways.



## Essential Information

MLS® #	E4439952
Price	\$160,000
Bathrooms	0.00
Acres	0.00
Type	Single Family
Sub-Type	Vacant Lot/Land
Status	Active

## Community Information

Address	12015 90 Street
---------	-----------------

Area	Edmonton
Subdivision	Alberta Avenue
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 3Z2

## Exterior

Exterior Features    Back Lane, Fenced, Public Transportation, Schools, Shopping Nearby

## Additional Information

Date Listed	June 2nd, 2025
Days on Market	6
Zoning	Zone 05

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 June 8th, 2025 at 4:32am MDT