

Courtesy Of Karen Martin Of Northfield Commercial

## **\$1,350,000 - 12803 65 Street, Edmonton**

MLS® #E4439422

**\$1,350,000**

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

Belvedere, Edmonton, AB

Modern, top quality build-four suites fully tenanted! Above ground, heated parking is one of the many surprises! All suites feature Corian countertops, SS appliances, DW and Laundry. Real hardwood floors, marble inlays, pocelain tiling adorn each home creating a high end, luxury feel. Very appealing as all floorplates are 1300 sq. ft + with the exception of the main floor bachelor. The building is secured with 13 cameras, video intercom, smarthome controls and a keyfob system. The structural and mechanical systems are more than standard - hot water boilers(x2)baseboard heating and heated concrete pad in the parking area. Priced below today's construction costs and totally occupied - act quickly!

Built in 2018

### **Essential Information**

|            |                         |
|------------|-------------------------|
| MLS® #     | E4439422                |
| Price      | \$1,350,000             |
| Bathrooms  | 0.00                    |
| Acres      | 0.00                    |
| Year Built | 2018                    |
| Type       | Multi-Family Commercial |
| Status     | Active                  |

### **Community Information**



|             |                 |
|-------------|-----------------|
| Address     | 12803 65 Street |
| Area        | Edmonton        |
| Subdivision | Belvedere       |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5A 1L4         |

### **Exterior**

|              |                             |
|--------------|-----------------------------|
| Exterior     | Concrete, Wood Frame, Mixed |
| Construction | Concrete, Wood Frame, Mixed |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 28th, 2025 |
| Days on Market | 19             |
| Zoning         | Zone 02        |

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Listing information last updated on June 16th, 2025 at 3:17pm MDT