## \$164,900 - 9423 110 Avenue, Edmonton

MLS® #E4432196

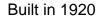
## \$164,900

2 Bedroom, 1.00 Bathroom, 667 sqft Single Family on 0.00 Acres

Mccauley, Edmonton, AB

Prime location to build and invest in the mature area location! Investor Alert or First time buyer!! Cozy livable bungalow in the mature down town city neighborhood, minutes to the heart of Edmonton! Situated on a 29' x 129' lot zoned RF3. This is a GREAT rental or live and re-development later property. 2 bedrooms, 1 bathroom, laminate flooring, metal roof, newer hot water tank, crawl space for storage. Build a new single family and duplex housing or possible four units. CLOSE TO ALL AMENITIES, SCHOOLS, MAJOR BUS ROUTES, LRT LINE, GROCERY STORES & RESTAURANTS, MEDICAL SERVICES. **BRING OFFERS! MUST SELL!** 





## **Essential Information**

MLS® #	E4432196
Price	\$164,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	667
Acres	0.00
Year Built	1920
Туре	Single Family



Sub-Type	Detached Single Family	
Style	Bungalow	
Status	Active	
Community Information		
Address	9423 110 Avenue	
Area	Edmonton	
Subdivision	Mccauley	
City	Edmonton	
County	ALBERTA	
Province	AB	
Postal Code	T5H 1H2	
Amenities		
Amenities	Crawl Space, Front Porch, Hot Water Natural Gas, No Smoking Home, R.V. Storage	
Parking Spaces	4	
Parking	2 Outdoor Stalls, No Garage, Rear Drive Access, RV Parking, Stall, Tandem	
Interior		
Appliances	Hood Fan, Refrigerator, Stove-Electric	
Heating	Forced Air-1, Natural Gas	
Stories	1	
Has Basement	Yes	
Basement	None, No Basement	
Exterior		
Exterior	Wood Vinyl	

Exterior	Wood, Vinyl
Exterior Features	Landscaped, Paved Lane, Private Setting, Schools, Shopping Nearby
Roof	Metal
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## **Additional Information**

Date Listed	April 23rd, 2025
Days on Market	12
Zoning	Zone 13
Foreclosure	Yes

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Listing information last updated on May 5th, 2025 at 7:32pm MDT