

**\$3,199,000 - N/A, Edmonton**

MLS® #E4443659

**\$3,199,000**

1 Bedroom, 1.00 Bathroom, 9,199 sqft  
Single Family on 0.00 Acres

Jasper Park, Edmonton, AB

INVESTORS ALERT!!!! Incredible 4-Plex featuring 8, two-storey units with separate addresses and of comparable sizes(1121-1180 Square Ft each) furnishing combined living area of about 9200 Square Ft. Adjacent to New LRT and big new medical services building. CMHC MLI SELECT PROGRAM is an option for qualified buyers. Projected income of \$206K, netting about \$160K. 4 single detached garages is another plus for the buyers and the tenants alike. Expected completion date of the project is Sep 30, 2025, giving sufficient time for the buyers to opt upgrades and as well getting approval from CMHC. Hurry up!

Built in 2025

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | E4443659      |
| Price          | \$3,199,000   |
| Bedrooms       | 1             |
| Bathrooms      | 1.00          |
| Full Baths     | 1             |
| Square Footage | 9,199         |
| Acres          | 0.00          |
| Year Built     | 2025          |
| Type           | Single Family |
| Sub-Type       | 4PLEX         |



|        |          |
|--------|----------|
| Style  | 3 Storey |
| Status | Active   |

### Community Information

|             |             |
|-------------|-------------|
| Address     | N/A         |
| Area        | Edmonton    |
| Subdivision | Jasper Park |
| City        | Edmonton    |
| County      | ALBERTA     |
| Province    | AB          |
| Postal Code | T5P 4T1     |

### Amenities

|           |                                  |
|-----------|----------------------------------|
| Amenities | Detectors Smoke, Infill Property |
| Parking   | Double Garage Detached           |

### Interior

|                   |                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                     |
| Appliances        | Dryer, Euro Washer/Dryer Combo, Hood Fan, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                            |
| Stories           | 4                                                                                                    |
| Has Suite         | Yes                                                                                                  |
| Has Basement      | Yes                                                                                                  |
| Basement          | Full, Finished                                                                                       |

### Exterior

|                   |                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                      |
| Exterior Features | Flat Site, Paved Lane, Public Swimming Pool, Public Transportation, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                 |
| Construction      | Wood, Vinyl                                                                                      |
| Foundation        | Concrete Perimeter                                                                               |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 20th, 2025 |
| Days on Market | 59              |
| Zoning         | Zone 22         |

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Listing information last updated on August 17th, 2025 at 11:32pm MDT