# $2,250,000 - 10244 119 Street, Edmonton

MLS® #E4439997

## $2,250,000

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

WÃ®hkwÃªntÃ´win, Edmonton, AB

RARE FIND 8 Suite Apartment in a Premium Downtown Location!! This Custom-Built property has Underground Heated Parking and just 1 block from the Valley Line LRT Route, Brewery District, Oliver Pool, Park / Off Leash Space and a short distance to Rogers Arena Ice District. This 10/10 Turnkey Building is in Immaculate condition with a good mix of suites (2-2 bdrm/6-1 bdrm/1 batch/caretaker suite) that are very spacious plus large kitchens and living rooms, In-Suite Laundry in all units with plenty of storage. The building has secured entrances, intercom system, Security Cameras etc and each suite is separately metered plus the secured heated underground parking area comes with 8 stalls, 6 additional storage units and 2 exterior parking stalls in back. This is basically an original owner building leaving you with substantial room for significant rent increases to meet or exceed current market rates.

Built in 1990

## Essential Information

| MLS® #    | E4439997    |
|-----------|-------------|
| Price     | $2,250,000  |
| Bathrooms | 0.00        |
| Acres     | 0.00        |
| Year Built| 1990        |

| Type | Multi-Family Commercial |
|------|------------------------|
| Status | Active |

## Community Information

| Address | 10244 119 Street |
|---------|------------------|
| Area | Edmonton |
| Subdivision | WÃ®hkwÃªntÃ´win |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5K 1Z4 |

## Exterior

| Exterior | Stucco, Wood Frame |
|----------|--------------------|
| Roof | Asphalt Shingles |
| Construction | Stucco, Wood Frame |

## Additional Information

| Date Listed | June 2nd, 2025 |
|-------------|----------------|
| Days on Market | 44 |
| Zoning | Zone 12 |