



**CUSHMAN &
WAKEFIELD**
Edmonton

FOR SALE

INVESTMENT PROPERTY

11006 108 Avenue,
Edmonton, AB

SALE PRICE: \$1,800,000

4-PLEX CONDOMINIUM

PROPERTY HIGHLIGHTS

- Excellent investment opportunity
- Each unit has 1,088 SF over 2 floors plus basement
- Units are finished and fully leased
- Three (3) bedrooms with 2½ washrooms
- Developer will finish basement if desired
- Individual single car garage with each unit
- Close proximity to Grant MacEwan University, Rogers Place and Kingsway Mall

Doug Rae

Partner

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Adam Martinson

Partner

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**CUSHMAN & WAKEFIELD
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PROPERTY DETAILS

Market:	Queen Mary Park
Zoning:	RA7 - Low Rise Apartment
Units:	3 Bedrooms 2.5 Baths
Unit Size:	1,088 SF plus basement (Unfinished)
Lot Size:	7,500 SF (50' x 150')
Year Completed:	2017
Construction:	Woodframe
Sale Price:	\$1,800,000

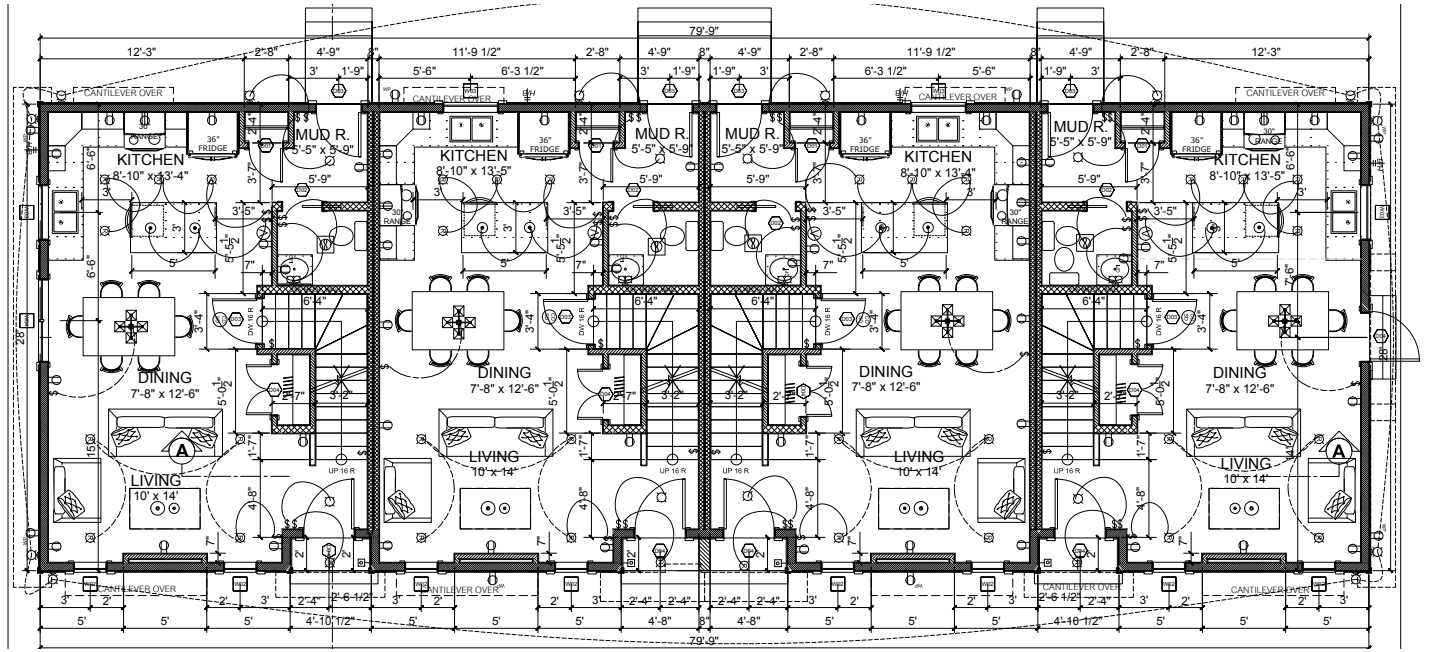
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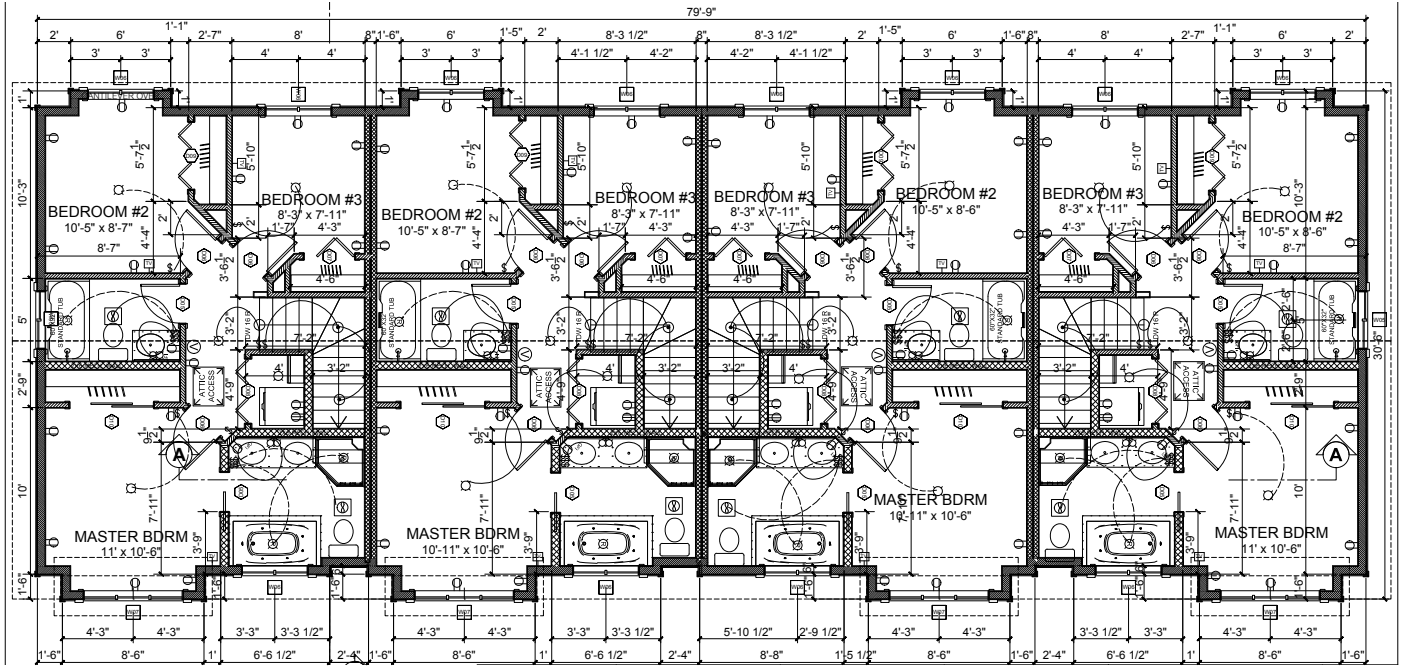
PROPERTY PHOTOS



MAIN FLOOR



SECOND FLOOR



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