

Courtesy Of Fan Yang and Haijun Yan Of Mozaic Realty Group

# \$1,599,800 - 10916 University Avenue, Edmonton

MLS® #E4426252

**\$1,599,800**

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

Garneau, Edmonton, AB

Fantastic investment property - 5 units plus a studio apartment building located on prestigious University Avenue in Garneau! Superb location - 3 blocks from Whyte Ave and walking distance to U of A and university hospital. Built in 2018, this apartment building has great exterior elevation and high quality interior finishes. Each unit has a living room, one bedroom, one full bath, kitchen with granite countertops and stainless steel appliances, dining room and in-suite laundry with washer/dryer. Two units on upper level; two units on main level; basement has another unit plus a studio, & utility room. Separate power meter for each unit. Great property to add into your portfolio!

Built in 2018

## Essential Information

|            |                         |
|------------|-------------------------|
| MLS® #     | E4426252                |
| Price      | \$1,599,800             |
| Bathrooms  | 0.00                    |
| Acres      | 0.00                    |
| Year Built | 2018                    |
| Type       | Multi-Family Commercial |
| Status     | Active                  |

## Community Information

Address 10916 University Avenue



|             |          |
|-------------|----------|
| Area        | Edmonton |
| Subdivision | Garneau  |
| City        | Edmonton |
| County      | ALBERTA  |
| Province    | AB       |
| Postal Code | T6G 1Y2  |

### **Exterior**

|              |            |
|--------------|------------|
| Exterior     | Wood Frame |
| Construction | Wood Frame |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 18th, 2025 |
| Days on Market | 16               |
| Zoning         | Zone 15          |

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Listing information last updated on April 3rd, 2025 at 6:02pm MDT