

# \$1,000,000 - 10268 87 Street, Edmonton

MLS® #E4439447

**\$1,000,000**

0 Bedroom, 0.00 Bathroom,  
Land Commercial on 0.00 Acres

Riverdale, Edmonton, AB

Absolutely Awesome Location! Literally steps to the River Valley! Just minutes to Downtown Edmonton. Currently being operated as a 4 plex (4 separate titles) with a Double Detached Garage. Units larger than market with 2 having over 1000 sq ft and 2 - 825 sq ft +. Large Lot " Site Area of 999m2 with dimensions approx. 50 x 215 Ft. This is a LAND SALE (with potential holding income) - Land has been approved for a total of 14 Units, which consists of 6 townhouse Units + 6 Secondary Units + 2 Garden Suites. Approval a definite bonus! Very convenient location for future tenants. As an added bonus mass transit bus route is anticipated nearby on Rowland Road!

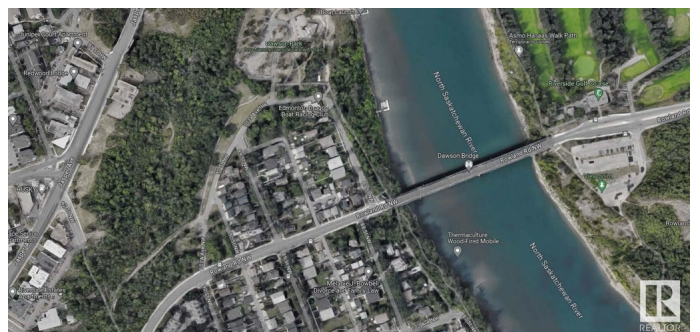
Built in 1974

## Essential Information

|            |                 |
|------------|-----------------|
| MLS® #     | E4439447        |
| Price      | \$1,000,000     |
| Bathrooms  | 0.00            |
| Acres      | 0.00            |
| Year Built | 1974            |
| Type       | Land Commercial |
| Status     | Active          |

## Community Information

Address 10268 87 Street



|             |           |
|-------------|-----------|
| Area        | Edmonton  |
| Subdivision | Riverdale |
| City        | Edmonton  |
| County      | ALBERTA   |
| Province    | AB        |
| Postal Code | T5H 1N6   |

### **Exterior**

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

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 28th, 2025 |
| Days on Market | 76             |
| Zoning         | Zone 13        |

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Listing information last updated on August 12th, 2025 at 5:17am MDT