\$650,000 - 12742 Fort Road, Edmonton

MLS® #E4412749

\$650,000

0 Bedroom, 0.00 Bathroom, Retail on 0.00 Acres

Belvedere, Edmonton, AB

Welcome to an exceptional turnkey building offering unparalleled opportunities for business and living. Previously a launching pad for successful ventures, including one now expanding nationally, this property boasts CB2 rezoning for redevelopment potential. Lease out this fully equipped space, providing both business and residential accommodation, setting it apart from the rest. Low taxes and utilities add value, while its versatile layout suits events, meetings, art galleries, and pop-up shops. This is rare opportunity in a high traffic area in the middle of multi-million revitalization making it a prime investment opportunity.



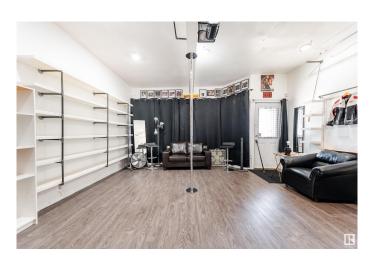
Essential Information

MLS® # E4412749 Price \$650,000

Bathrooms 0.00
Acres 0.00
Year Built 1920
Type Retail
Status Active

Community Information

Address 12742 Fort Road







Area Edmonton
Subdivision Belvedere
City Edmonton
County ALBERTA

Province AB

Postal Code T5A 1A6

Exterior

Exterior Wood Frame
Construction Wood Frame

Additional Information

Date Listed November 5th, 2024

Days on Market 150

Zoning Zone 02

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 4th, 2025 at 10:47am MDT