# \$569,900 - 12904 62 Avenue, Edmonton

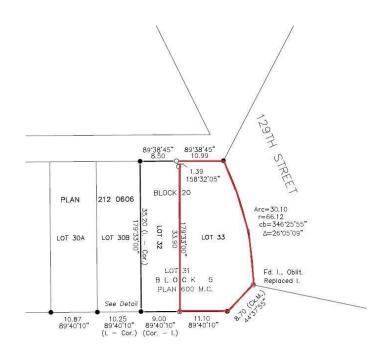
MLS® #E4425811

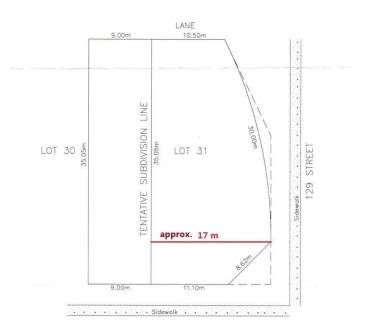
#### \$569,900

0 Bedroom, 0.00 Bathroom, Single Family on 0.00 Acres

Grandview Heights (Edmonton), Edmonton, AB

Fantastic building opportunity in highly sought-after GRANDVIEW HEIGHTS! This 5600+ sqft vacant CORNER lot is located right across UofA farm with no obstruction at front. It's roughly 17m or 55' building pocket, allowing for a great new build. The corner location offers tremendous design potential for your dream home. Site is ready to build with existing Storm, water main & sanitary connection. Walking distance to top ranked Grandview Heights School.





# **Essential Information**

| MLS® #    | E4425811        |
|-----------|-----------------|
| Price     | \$569,900       |
| Bathrooms | 0.00            |
| Acres     | 0.00            |
| Туре      | Single Family   |
| Sub-Type  | Vacant Lot/Land |
| Status    | Active          |
|           |                 |

#### **Community Information**

| Address     | 12904 62 Avenue              |
|-------------|------------------------------|
| Area        | Edmonton                     |
| Subdivision | Grandview Heights (Edmonton) |
| City        | Edmonton                     |

| County      | ALBERTA |
|-------------|---------|
| Province    | AB      |
| Postal Code | T6H 3X8 |

# Exterior

Exterior Features Corner Lot, Public Transportation, Schools

# **School Information**

| Elementary | Grandview Heights School |
|------------|--------------------------|
| Middle     | Grandview Heights School |
| High       | Strathcona High School   |

# **Additional Information**

| Date Listed    | March 14th, 2025 |
|----------------|------------------|
| Days on Market | 141              |
| Zoning         | Zone 15          |

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Listing information last updated on August 2nd, 2025 at 7:47am MDT