

\$319,000 - 10115 135 Av Nw, Edmonton

MLS® #E4447755

\$319,000

4 Bedroom, 2.00 Bathroom, 1,039 sqft

Single Family on 0.15 Acres

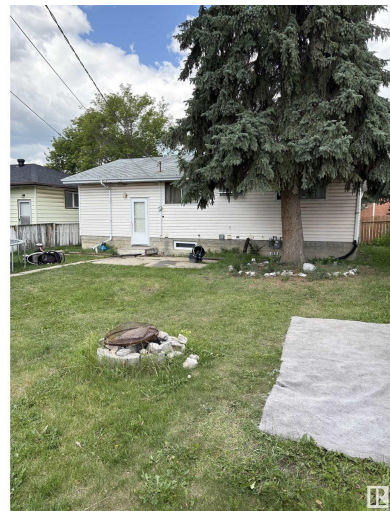
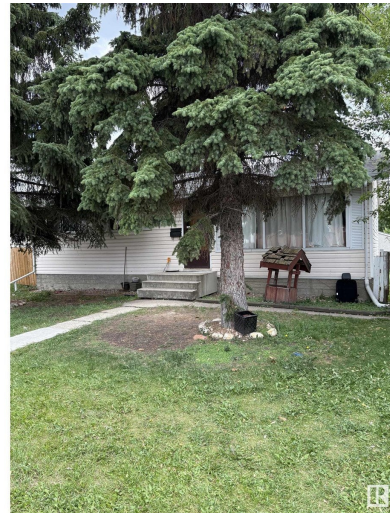
Rosslyn, Edmonton, Alberta

PRIME REDEVELOPMENT OPPORTUNITY IN ROSSLYN! This 600 sq m lot (approx. 52 ft wide x 125 ft deep) is RS-zoned—build up to 8 units (buyer to confirm with City of Edmonton) or subdivide into 2 single-family lots. Ideal for infill, multiplex, or townhouse development. The solid existing 4 bedroom bungalow is rented to long-term tenants wishing to stay, offering holding income while you plan. Located in a mature, family-friendly area close to schools, parks, shopping, transit, and major routes. Wide frontage and full lot depth provide excellent design flexibility and tons of options. Sold as-is, where-is. Perfect for builders or investors seeking cash flow today and redevelopment upside tomorrow! (id:6289)

Built in 1961

Essential Information

Listing #	E4447755
Price	\$319,000
Bedrooms	4
Bathrooms	2.00
Half Baths	1
Square Footage	1,039
Acres	0.15
Year Built	1961
Type	Single Family
Sub-Type	Freehold



Style Bungalow

Community Information

Address 10115 135 Av Nw
Subdivision Rosslyn
City Edmonton
Province Alberta
Postal Code T5E1N9

Amenities

Amenities Playground, Public Transit, Schools, Shopping
Features See remarks, Paved lane, Subdividable lot
Parking Spaces 3
Parking Detached Garage
of Garages 1

Interior

Heating Forced air
of Stories 1
Has Basement Yes

Listing Details

Listing Office RE/MAX Elite



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 20th, 2025 at 8:46pm PDT