

Courtesy Of: Hugh Fraser Of: Fraser-Tradex Realty Inc

\$5,600,000 - 15821 34 St Nw, Edmonton

MLS® #E4088971

\$5,600,000

Bedroom, Bathroom, 2,539 sqft
Business with Property on 14 Acres

Gorman, Edmonton, AB

LOCATION LOCATION LOCATION!!! This 13.86 acre rectangular parcel is part of the proposed Gorman Neighborhood Structure Plan (NSP) in circulation with the City of Edmonton for approval. The land is currently Zoned as AGI. It is designated as Low Density Residential in the NSP, great potential for future development. The site is adjacent to the Manning Town Center and is fronted by 34 street connecting to 153 Avenue with direct access to both Anthony Henday Drive and Manning Drive. Currently there is rental income from two existing bungalow homes, 2539 sq.ft. and 1270 sq.ft., golf driving range and RV storage.

Built in 1974

Essential Information

MLS® #	E4088971
Price	\$5,600,000
Square Footage	2,539
Acres	13.86
Year Built	1974
Type	Business with Property
Sub-Type	Sports & Recreation
Style	Golf/Driving Range
Status	ACTIVE

Community Information



Address	15821 34 St Nw
Area	Edmonton
Subdivision	Gorman
City	Edmonton
State	AB
Zip Code	T5Y 6A6

Exterior

Construction	Wood Frame
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Additional Information

Zoning	AG
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Disclaimer: Information herein deemed reliable but not guaranteed by the EREB.
Listing information last updated on June 18th, 2019 at 7:46pm MDT