

Courtesy Of: Sally Munro Of: Century 21 Platinum Realty

# \$1,475,000 - # #410 7609 109 St Nw, Edmonton

MLS® #E4118614

## \$1,475,000

Bedroom, Bathroom, 2,379 sqft  
Office on 0 Acres

Queen Alexandra, Edmonton, AB

The properties entail five individually titled condominium units which are situated within elevator serviced commercial condominium complex known as "United Medical Centre" which was constructed in 2014. The condominium complex is situated on a 24,584 square foot site and comprises a 4-storey project with main floor retail and upper floor offices and a 4 level parkade. Unit 24 represents a 2,478 square foot 4th floor medical condominium unit operating as the "Foot and Ankle Wellness Centre". The interior was fully built-out in 2015 and the finish is rated high end. Units 75, 76, 110 and 111 represent underground parking stalls

Built in 2014

## Essential Information

MLS® #	E4118614
Price	\$1,475,000
Square Footage	2,379
Acres	0.00
Year Built	2014
Type	Office
Sub-Type	Healthcare Sales/Services/Supplies
Style	Health Centre
Status	ACTIVE

## Community Information



Address	# #410 7609 109 St Nw
Area	Edmonton
Subdivision	Queen Alexandra
City	Edmonton
State	AB
Zip Code	T6G 1C3

### **Amenities**

Parking Spaces	4
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### **Interior**

# of Stories	1
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### **Exterior**

Construction	Wood Frame
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### **Additional Information**

Zoning	CB1
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Disclaimer: Information herein deemed reliable but not guaranteed by the EREB.

Listing information last updated on June 15th, 2019 at 11:46pm MDT