

\$669,000 - 6422 132 Avenue, Edmonton

MLS® #E4427575

\$669,000

0 Bedroom, 0.00 Bathroom,
Multi-Family Commercial on 0.00 Acres

Belvedere, Edmonton, AB

Updated side by side duplex with 5 LEGAL SUITES. Both main Floor units offer two bedrooms and one 4pc bath with vinyl plank flooring, renovated kitchen, newer windows and a large 10x15 deck off the master bedroom. The lower level has two one bedroom suites, one bachelor suite and a laundry room. garage has been converted to storage space for tenants. Building upgrades include two new furnaces, two new hot water tanks and new Shingles in 2020. This is a fantastic investment opportunity for a first time investor or someone building their portfolio. Easy to rent in the area and lots of amenities nearby.

Built in 1958

Essential Information

| | |
|------------|-------------------------|
| MLS® # | E4427575 |
| Price | \$669,000 |
| Bathrooms | 0.00 |
| Acres | 0.00 |
| Year Built | 1958 |
| Type | Multi-Family Commercial |
| Status | Active |

Community Information

Address 6422 132 Avenue



| | |
|-------------|-----------|
| Area | Edmonton |
| Subdivision | Belvedere |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5A 0J8 |

Exterior

| | |
|--------------|--------------------|
| Exterior | Stucco, Wood Frame |
| Roof | Asphalt Shingles |
| Construction | Stucco, Wood Frame |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 26th, 2025 |
| Days on Market | 8 |
| Zoning | Zone 02 |

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Listing information last updated on April 3rd, 2025 at 2:47pm MDT