

\$327,000 - 113 10411 122 Street, Edmonton

MLS® #E4419334

\$327,000

0 Bedroom, 0.00 Bathroom,
Retail on 0.00 Acres

Westmount, Edmonton, AB

UNBELIEVABLE OPPORTUNITY â€“ PRICED TO MOVE! Donâ€™t miss your chance to DOMINATE one of Edmontonâ€™s HOTTEST commercial zones with this PRIME CORNER UNIT in the ultra-trendy Glenora Gates, in the heart of the red-hot Brewery District. This space features GROUND-LEVEL STREET EXPOSURE in a HIGH-TRAFFIC LOCATION. It provides the visibility your brand needs to thrive, making it ideal for a coffee shop, boutique, restaurant, or professional office. PRICE JUST SLASHED! The space is ready for immediate action with four rooms, a full bathroom, a reception/waiting area, and direct street access. You also benefit from 2 TITLED UNDERGROUND PARKING STALLS, ample visitor parking, flexible DC1 zoning, and immediate occupancy. Commercial gems like this in Glenora move FASTâ€”ACT NOW before itâ€™s gone and secure a RARE, HIGH-IMPACT SPACE built for success!

Built in 2003

Essential Information

MLS® #	E4419334
Price	\$327,000
Bathrooms	0.00
Acres	0.00
Year Built	2003



Type	Retail
Status	Active

Community Information

Address	113 10411 122 Street
Area	Edmonton
Subdivision	Westmount
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5N 4C2

Exterior

Exterior	Wood Frame
Construction	Wood Frame

Additional Information

Date Listed	January 27th, 2025
Days on Market	141
Zoning	Zone 07

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 17th, 2025 at 5:17am MDT