

\$1,250,000 - 11303 95 Street, Edmonton

MLS® #E4433930

\$1,250,000

0 Bedroom, 0.00 Bathroom,
Retail on 0.00 Acres

Alberta Avenue, Edmonton, AB

Great investment opportunity! Well maintained three storey commercial building that generates a good income. The main floor is occupied by a cafe and convenience store. The second floor has two separate community organizations. The third floor is under negotiations. Parts of the basement are rented as storage. Do not miss this fantastic investment opportunity.

Built in 1971

Essential Information

MLS® #	E4433930
Price	\$1,250,000
Bathrooms	0.00
Acres	0.00
Year Built	1971
Type	Retail
Status	Active

Community Information

Address	11303 95 Street
Area	Edmonton
Subdivision	Alberta Avenue
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5G 1L2



Exterior

Exterior	Wood Frame
Construction	Wood Frame

Additional Information

Date Listed	May 1st, 2025
Days on Market	64
Zoning	Zone 05

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 July 4th, 2025 at 3:47pm MDT