

FOR SALE

## HIGH DENSITY DEVELOPMENT LAND

9724 105 Street, Edmonton, AB

±22,295 SF

JUDICIAL LISTING

**PRICE: \$3,000,000.00**

**Ian Newman**  
Partner  
780 429 9354  
ian.newman@cwedmonton.com

**Cushman & Wakefield Edmonton**  
Suite 2700, TD Tower  
10088 102 Avenue  
Edmonton, AB T5J 2Z1  
cwedmonton.com

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98 AVENUE

105 STREET

±150'

±149'



# PROPERTY DETAILS

MUNICIPAL ADDRESS	9724 105 STREET, EDMONTON, AB
LEGAL DESCRIPTION	PLAN NB, BLOCK 5, LOTS 101- 103
ZONING	HIGH DENSITY RESIDENTIAL ZONE (HDR)
SITE SIZE	±22,295 SF
NEIGHBOURHOOD	DOWNTOWN
PLAN IN EFFECT	CAPITAL CITY DOWNTOWN PLAN
PROPERTY TAXES	\$31,425.83 (2025)
PRICE	\$3,000,000. (\$135 PER SF)

## PROPERTY HIGHLIGHTS

The Lands are well located along 105th Street optimal for future development with access to Edmonton's Downtown and River Valley.

The Land has been recently rezoned to (HDR) High Density Residential Zone.

