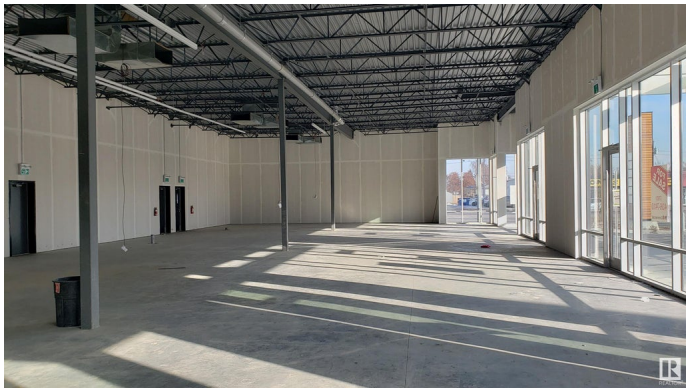
Courtesy Of Vincenzo Caputo Of NAI Commercial Real Estate Inc

# $641,500 - 12840 97 St Nw Nw, Edmonton

MLS® #E4222992

**$641,500**
Bedroom,  Bathroom, 1,320 sqft
Retail on 0.00 Acres



Lauderdale, Edmonton, AB

****NEW PRICING *** Unique Owner/User & Leasing Opportunities with unit sizes ranging from 1,249 sq.ft.Â±. Join Circle K and other prominent retailers in an exciting redevelopment that will serve as a retail gateway to the north side of Edmonton. Building 3: Offers exceptional visibility and naming signage plus up to 1,000+ sq.ft. of exclusive use area idea for child care operators. Excellent access with multiple access/egress points and exposure along 97 Street with 44,900Â± VPD. Various opportunities for grocery, restaurants, cafÃ©s, furniture, professional services, health and medical businesses.

Built in 2020

## Essential Information

| | |
|---|---|
| MLS® # | E4222992 |
| Price | $641,500 |
| Square Footage | 1,320 |
| Acres | 0.00 |
| Year Built | 2020 |
| Type | Retail |

## Community Information

| | |
|---|---|
| Address | 12840 97 St Nw Nw |
| Area | Edmonton |

| | |
|---|---|
| Subdivision | Lauderdale |
| City | Edmonton |
| Province | AB |
| Postal Code | T5E 4C3 |

## Exterior

| | |
|---|---|
| Construction | Mixed |

## Additional Information

| | |
|---|---|
| Date Listed | December 11th, 2020 |
| Zoning | MU |

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Listing information last updated on May 24th, 2024 at 7:31am MDT