

\$860,000 - N/A, Edmonton

MLS® #E4451187

\$860,000

5 Bedroom, 7.00 Bathroom, 2,561 sqft
Single Family on 0.00 Acres

Mccauley, Edmonton, AB

Great rental property, inner city location with good access to NAIT, Grant Macewan, Royal Alec hospital, Malls, and downtown. 4 legal new residential units, 2 - 4 bedroom and 2 - 1 bedroom, good rental potential with excellent returns. (Identical building by seller renting for \$6,600 per month - 7% Cap.)



Built in 2025

Essential Information

MLS® #	E4451187
Price	\$860,000
Bedrooms	5
Bathrooms	7.00
Full Baths	6
Half Baths	2
Square Footage	2,561
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Duplex Front and Back
Style	2 Storey
Status	Active

Community Information

Address	N/A
Area	Edmonton

Subdivision	Mccauley
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5H 1H3

Amenities

Amenities	Ceiling 9 ft., See Remarks
Parking	See Remarks

Interior

Interior Features	ensuite bathroom
Appliances	None
Heating	Forced Air-2, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 3rd, 2025
Days on Market	25
Zoning	Zone 13

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 August 28th, 2025 at 12:18pm MDT