

# \$2,250,000 - 9660 20 Avenue, Edmonton

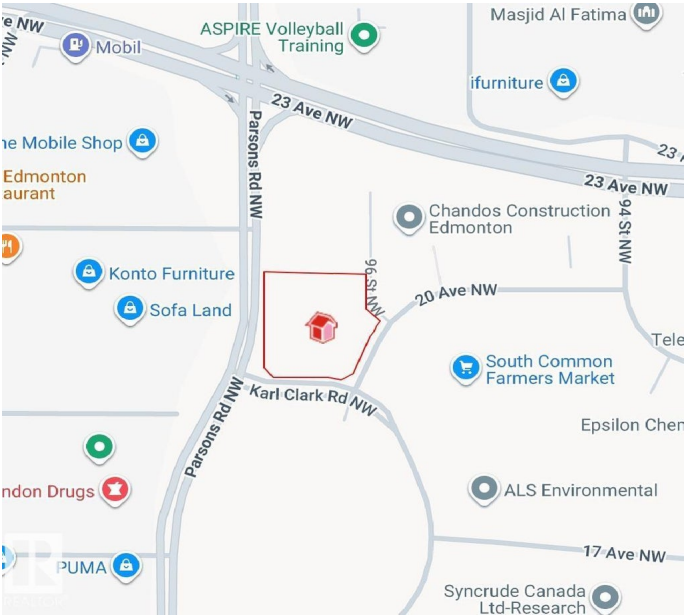
MLS® #E4459360

**\$2,250,000**

0 Bedroom, 0.00 Bathroom,  
Land Commercial on 0.00 Acres

Edmonton Research & Development Park,  
Edmonton, AB

3.2 acres in the Edmonton Research & Development Park. This prime location is just off of 23 Avenue with quick access to Calgary Trail & the Henday. This corner location is ideal for exposure with plenty of space for your next project. Zoned Business Employment (BE). This complex is host to a variety of small & large businesses, so you can attract tenants easily to this location. The ACT Building next door is also listed for sale. Property sold as is where is.



## Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | E4459360        |
| Price     | \$2,250,000     |
| Bathrooms | 0.00            |
| Acres     | 0.00            |
| Type      | Land Commercial |
| Status    | Active          |

## Community Information

|             |                                      |
|-------------|--------------------------------------|
| Address     | 9660 20 Avenue                       |
| Area        | Edmonton                             |
| Subdivision | Edmonton Research & Development Park |
| City        | Edmonton                             |
| County      | ALBERTA                              |
| Province    | AB                                   |

Postal Code            T6N 1K6

**Additional Information**

Date Listed            September 24th, 2025

Days on Market       6

Zoning                Zone 41

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Listing information last updated on September 30th, 2025 at 4:02pm MDT