$275,000 - 18526 86a Avenue, Edmonton

MLS® #E4460028

$275,000

4 Bedroom, 2.50 Bathroom, 1,234 sqft
Single Family on 0.00 Acres

Aldergrove, Edmonton, AB

Incredible redevelopment opportunity in an unbeatable west Edmonton location this large lot is just minutes from West Edmonton Mall and backs directly onto the new LRT line offering exceptional convenience and long term value perfect for investors builders or developers the property is located in a rapidly growing area with excellent access to transit shopping schools and major roadways whether you are looking to build new or hold for future potential this lot offers endless possibilities.

Built in 1975

Essential Information

MLS® #	E4460028
Price	$275,000
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,234
Acres	0.00
Year Built	1975
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	18526 86a Avenue
Area	Edmonton
Subdivision	Aldergrove
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 1J6

Amenities

Amenities	See Remarks
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 29th, 2025
Days on Market	1
Zoning	Zone 20