

\$2,299,980 - 15812 100a Avenue, Edmonton

MLS® #E4442532

\$2,299,980

4 Bedroom, 3.50 Bathroom, 5,003 sqft

Single Family on 0.00 Acres

Glenwood (Edmonton), Edmonton, AB

INVESTORS! Welcome to this unique FULLY TENANTED GATED 8 plex in the heart of Glenwood! RENTAL INCOME IS 145,000\$ A Year! A TOTAL OF 16 BEDROOMS & 14 BATHROOMS! MAIN FLOOR corner units are 1300 SQFT+, Rare OVERSIZED LOT at 813 M2! Every unit has a COMMON area & upon entry you'll be greeted with a SPACIOUS VIBRANT open concept , kitchen is SPECTACULAR and MODERN with high cabinet ceilings, Quartz countertops, New appliances & Ample Space! UPSTAIRS you'll have 3 good sized rooms, the main hallway has a 4pc bath, a Upstairs LAUNDRY that is convenient & with Extra Storage, the master bedroom has high 11 FT ceilings with a 3 PC Ensuite! Heading Downstairs from the common area, you have a FULLY FINISHED 1 Bed, 1 full bath BASEMENT SUITE, with a full extended kitchen, Big windows & A highly efficient IN-FLOOR HEATING SYSTEM! Built with Precision by MICHAEL HOMES finished in 2024, 45+ YEARS OF EXPERIENCE! Backing stony plain RD, Next door to Medical center & a Daycare, Downtown 10 mins away! Schools are Closeby!

Built in 2024

Essential Information

MLS® #

E4442532



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|----------------|---------------|
| Price | \$2,299,980 |
| Bedrooms | 4 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 5,003 |
| Acres | 0.00 |
| Year Built | 2024 |
| Type | Single Family |
| Sub-Type | 4PLEX |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 15812 100a Avenue |
| Area | Edmonton |
| Subdivision | Glenwood (Edmonton) |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5P 0L8 |

Amenities

| | |
|-----------|---|
| Amenities | Deck, Exterior Walls- 2"x6", Hot Water Natural Gas, Hot Water Tankless, Parking-Extra, HRV System |
| Parking | Quad or More Detached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric |
| Heating | Forced Air-1, In Floor Heat System, Electric, Natural Gas |
| Stories | 3 |
| Has Suite | Yes |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|----------|-------------|
| Exterior | Wood, Vinyl |
|----------|-------------|

| | |
|-------------------|--|
| Exterior Features | Commercial, Fenced, Landscaped, Low Maintenance Landscape, Schools, Shopping Nearby, View Downtown |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 15th, 2025 |
| Days on Market | 10 |
| Zoning | Zone 22 |

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Listing information last updated on June 25th, 2025 at 7:33pm MDT