\$449,900 - 7215 78 Avenue, Edmonton

MLS® #E4458709

\$449,900

0 Bedroom, 0.00 Bathroom, Single Family on 0.00 Acres

King Edward Park, Edmonton, AB

Exceptional opportunity in King Edward Park! This prime lot offers tremendous potential for investors and developers with options to build two single-family homes, a front/back duplex, or even a triplex/fourplex. Located in one of Edmonton's most desirable and central neighborhoods, this property is just minutes from the University of Alberta, Whyte Avenue, Downtown, and the River Valley. Families will love the close proximity to top-rated schools, parks, and playgrounds, while professionals and students benefit from quick access to public transportation, LRT, and Calgary Trail. Everyday convenience is at your doorstep with grocery stores, shops, and a recreation centre nearby. Whether you're looking to build and sell, develop rental properties, or create your dream home, this lot combines urban convenience with community charm, a smart investment in Edmonton's growing real estate market.



Essential Information

MLS® # E4458709 Price \$449,900

Bathrooms 0.00 Acres 0.00

Type Single Family
Sub-Type Vacant Lot/Land

Status Active **Community Information** 7215 78 Avenue Address 7213 7209 7203 7127 Area Edmonton Subdivision King Edward Park City Edmonton County **ALBERTA**

Exterior

Province

Postal Code

Exterior Features Back Lane, Flat Site, Playground Nearby, Public Transportation,

Schools, Shopping Nearby, See Remarks

Additional Information

Date Listed September 19th, 2025

AB

T6B 0B8

Days on Market 46

Zoning Zone 17

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Listing information last updated on November 4th, 2025 at 5:02am MST