

# \$2,499,900 - 8905 155 Street, Edmonton

MLS® #E4464099

**\$2,499,900**

5 Bedroom, 3.50 Bathroom, 5,131 sqft  
Single Family on 0.00 Acres

Jasper Park, Edmonton, AB

Brand-New 4-Plex in the Prime location of Jasper Park. Exceptional investment opportunity offering over 5,100+ sq.ft. above grade with 20 bedrooms and 16 bathrooms, designed for maximum cash flow. Each unit an open-concept main floor with living room, modern kitchen, laundry, dining area, and half bath. Upstairs includes 3 bedrooms, including a primary suite with walk-in closet and ensuite and additional bath. Large windows fill the home with natural light. Each basement offers a legal secondary suite (725 sq.ft.) with 2 bedrooms, full kitchen, and laundry, providing dual income potential. Ideally located near schools, shopping, and transit in a high-demand area, this property promises strong rental returns and lasting value.

Built in 2025

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | E4464099    |
| Price          | \$2,499,900 |
| Bedrooms       | 5           |
| Bathrooms      | 3.50        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 5,131       |
| Acres          | 0.00        |



|            |               |
|------------|---------------|
| Year Built | 2025          |
| Type       | Single Family |
| Sub-Type   | 4PLEX         |
| Style      | 2 Storey      |
| Status     | Active        |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 8905 155 Street |
| Area        | Edmonton        |
| Subdivision | Jasper Park     |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5R 1W3         |

### Amenities

|           |                                        |
|-----------|----------------------------------------|
| Amenities | Exterior Walls- 2"x6", Infill Property |
| Parking   | Triple Garage Attached                 |

### Interior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                     |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-2, Natural Gas                                                            |
| Stories           | 3                                                                                    |
| Has Suite         | Yes                                                                                  |
| Has Basement      | Yes                                                                                  |
| Basement          | Full, Finished                                                                       |

### Exterior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                   |
| Exterior Features | Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                              |
| Construction      | Wood, Vinyl                                                                                   |
| Foundation        | Concrete Perimeter                                                                            |

### Additional Information

|             |                    |
|-------------|--------------------|
| Date Listed | October 29th, 2025 |
|-------------|--------------------|

Days on Market 4

Zoning Zone 22

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 November 2nd, 2025 at 3:02am MST