

\$750,000 - 6550 170 Avenue, Edmonton

MLS® #E4420994

\$750,000

0 Bedroom, 0.00 Bathroom,
Retail on 0.00 Acres

McConachie Area, Edmonton, AB

Opportunity to purchase retail investment property totaling 1,612 sq.ft. Fully developed restaurant space including hood fan and walk in cooler. Current tenant is a Caribbean Restaurant on net lease until March 31, 2029. Current net rental income of \$42,718. Potential for owner/user occupancy. Located just off the Anthony Henday in growing neighborhood of McConachie and fronting 66 Street.

Built in 2018

Essential Information

MLS® #	E4420994
Price	\$750,000
Bathrooms	0.00
Acres	0.00
Year Built	2018
Type	Retail
Status	Active

Community Information

Address	6550 170 Avenue
Area	Edmonton
Subdivision	McConachie Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 3X6



Exterior

Exterior	Mixed
Construction	Mixed

Additional Information

Date Listed	February 10th, 2025
Days on Market	80
Zoning	Zone 03

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 April 30th, 2025 at 9:32pm MDT