# \$1,050,000 - 4214 & 4216 66 St, Edmonton

MLS® #E4423160

## \$1,050,000

0 Bedroom, 0.00 Bathroom, Retail on 0.00 Acres

Michaels Park, Edmonton, AB

A rare investment opportunity! This unit offers a solid ROI, currently leased to a reputable dentist and generating an impressive 6.5% cap rateâ€"exactly what savvy investors seek. With six years remaining on a secure 10-year lease, this property ensures stable income. Plus, its future potential for various business ventures makes it an exceptional opportunity!



#### **Essential Information**

MLS® # E4423160 Price \$1,050,000

Bathrooms 0.00
Acres 0.00
Year Built 1982
Type Retail
Status Active

## **Community Information**

Address 4214 & 4216 66 St

Area Edmonton

Subdivision Michaels Park

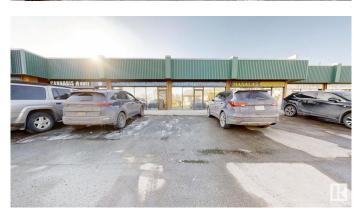
City Edmonton
County ALBERTA

Province AB

Postal Code T6K 4A2







## **Exterior**

Exterior Brick, Metal Construction Brick, Metal

## **Additional Information**

Date Listed February 27th, 2025

Days on Market 156

Zoning Zone 29

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 August 2nd, 2025 at 9:17pm MDT