

## \$425,000 - 10712 159 Street, Edmonton

MLS® #E4450217

**\$425,000**

0 Bedroom, 0.00 Bathroom,  
Institutional on 0.00 Acres

Mayfield, Edmonton, AB

### PRIME REDEVELOPMENT OPPORTUNITY!

Corner lot with lane access in a mature neighbourhood, zoned RS (Small Scale Residential). Permitted for residential development up to 3 storeys—ideal for townhomes, a small apartment, or even a daycare facility. The existing 1969-built home (originally for the church minister) offers over 1,470 sq/ft above grade with 6 bedrooms (4 up, 2 down), a finished basement with separate stairwell entry—previously used for meetings and classes. Basement features 2 half baths and a large open flex space. Some updates over the years. Great holding property or start planning your infill now. **MUST BE SOLD WITH ADJOINING PROPERTY** —E4450196

Built in 1969

### Essential Information

MLS® #	E4450217
Price	\$425,000
Bathrooms	0.00
Acres	0.00
Year Built	1969
Type	Institutional
Status	Active

### Community Information



Address	10712 159 Street
Area	Edmonton
Subdivision	Mayfield
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5P 3B4

### **Exterior**

Exterior	Wood Frame
Construction	Wood Frame

### **Additional Information**

Date Listed	July 28th, 2025
Days on Market	3
Zoning	Zone 21

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Listing information last updated on July 31st, 2025 at 12:02pm MDT