

## \$339,900 - 12223 107 Street, Edmonton

MLS® #E4440237

**\$339,900**

0 Bedroom, 3.00 Bathroom,  
Single Family on 0.00 Acres

Westwood (Edmonton), Edmonton, AB

Incredible opportunity for Land Development/Holding/Rental Property - just steps away from NAIT – the perfect location for redevelopment! This building lot is 42ft x 150ft - 6294sqft lot with many possibilities for development.

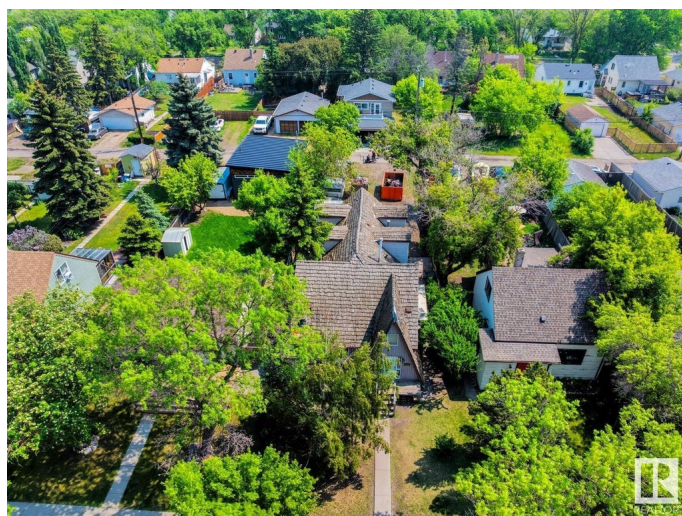
### Essential Information

|            |                 |
|------------|-----------------|
| MLS® #     | E4440237        |
| Price      | \$339,900       |
| Bathrooms  | 3.00            |
| Full Baths | 3               |
| Acres      | 0.00            |
| Type       | Single Family   |
| Sub-Type   | Vacant Lot/Land |
| Status     | Active          |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 12223 107 Street    |
| Area        | Edmonton            |
| Subdivision | Westwood (Edmonton) |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5G 2S9             |

### Amenities



|         |                        |
|---------|------------------------|
| Parking | No Garage, See Remarks |
|---------|------------------------|

## Interior

|                   |                  |
|-------------------|------------------|
| Interior Features | ensuite bathroom |
|-------------------|------------------|

|         |             |
|---------|-------------|
| Heating | Natural Gas |
|---------|-------------|

## Exterior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Exterior Features | Back Lane, Fenced, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
|-------------------|---------------------------------------------------------------------------------------|

## School Information

|            |               |
|------------|---------------|
| Elementary | Delton School |
|------------|---------------|

|        |                      |
|--------|----------------------|
| Middle | Spruce Avenue School |
|--------|----------------------|

|      |                 |
|------|-----------------|
| High | Victoria School |
|------|-----------------|

## Additional Information

|             |                |
|-------------|----------------|
| Date Listed | June 4th, 2025 |
|-------------|----------------|

|                |    |
|----------------|----|
| Days on Market | 12 |
|----------------|----|

|        |         |
|--------|---------|
| Zoning | Zone 08 |
|--------|---------|

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Listing information last updated on June 16th, 2025 at 12:47am MDT