

# **\$3,100,000 - 10507 Saskatchewan Dr Nw Nw, Edmonton**

MLS® #E4328542

**\$3,100,000**

Bedroom, Bathroom, 10,450 sqft  
Office on 0.00 Acres

Strathcona, Edmonton, AB

RECEIVERSHIP SALE Opportunity to purchase a marquee 1.5 story professional building located directly in Saskatchewan Drive/ Stunning views of both the River Valley and Downtown skyline. 10,450 SF building with developed sub-grade space; currently with two tenants in place ( Muse Realty until Feb 2027 and Fawkes Coffee and Donuts month to month). Potential high density tower redevelopment site. 18 on site and paved surface parking stalls. Geothermal heating system.

Built in 1980

## **Essential Information**

MLS® #	E4328542
Price	\$3,100,000
Square Footage	10,450
Acres	0.00
Year Built	1980
Type	Office

## **Community Information**

Address	10507 Saskatchewan Dr Nw Nw
Area	Edmonton
Subdivision	Strathcona
City	Edmonton
Province	AB



Postal Code            T6E 4S1

**Exterior**

Construction            Other, See Remarks

**Additional Information**

Date Listed            February 22nd, 2023

Zoning                 DC2

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Listing information last updated on May 19th, 2024 at 2:31pm MDT