

FOR SALE

THE PARKWOOD LANDS

9724 - 105 STREET, EDMONTON

- :: Located midblock along 105th Street between 98th Avenue and 97th Avenue, overlooking the beautiful Legislature grounds and neighbourhood of Rosssdale
- :: Property zoned Direct Control which allows for up to 26 storeys and 169 units incorporated into a well designed tower
- :: Hill location provides unique development opportunity to incorporate existing grade change
- :: Property comes with existing drawings for 26 storey tower with 169 units and 191 underground stalls

Photos herein are the property of their respective owners and use of these images without the express written consent of the owner is prohibited.

CBRE

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SITE FEATURES

Municipal Address

9724 - 105 Street, Edmonton, AB

Legal Description

Plan NB; Block 5; Lots 101-103

Zoning

DC2 (753)

Site Area

22,389.6 SF (0.514 acres)

Building Class

Highrise Residential

Max Units

169

Max Density

7.83 x FAR

Max Height

26 Storeys (77.5m)

AERIAL



PROPOSED BUILDING



THE OFFERING PROCESS

The Property is being sold with a List Price of \$3,900,000 (\$174 psf or \$23,007 per buildable unit).

CBRE Limited is the exclusive Listing Agent for the Property. Expressions of interest to purchase will be dealt with when received.

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