

\$5,450,000 - 9241 34a Avenue, Edmonton

MLS® #E4425796

\$5,450,000

0 Bedroom, 0.00 Bathroom,
Retail on 0.00 Acres

Strathcona Industrial Park, Edmonton, AB

RECEIVERSHIP SHIP - LAND AND BUILDING ONLY. Opportunity to purchase a freestanding retail/office building totaling 25,293 sq.ft.± on 1.98 acres in South Edmonton. Owner/user possibilities and investment and future development potential. Main floor built out as a fully functioning banquet facility with multiple bars, kitchen area and bathrooms. Current configuration provides ability to separate into three separate banquet halls or offer one larger facility. Second floor consists of four separate office units with various sizes and layouts; Current Tenants include a music studio and church, with two vacant units. 1.02 acres± of surplus land beside building is fully paved and sits on corner of 34A Avenue and 93 Street; surplus land is on a separate title and included with sale.

Built in 1979

Essential Information

MLS® #	E4425796
Price	\$5,450,000
Bathrooms	0.00
Acres	0.00
Year Built	1979
Type	Retail
Status	Active



Community Information

Address	9241 34a Avenue
Area	Edmonton
Subdivision	Strathcona Industrial Park
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 5P2

Exterior

Exterior	Other, See Remarks
Construction	Other, See Remarks

Additional Information

Date Listed	March 14th, 2025
Days on Market	28
Zoning	Zone 41

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Listing information last updated on April 11th, 2025 at 10:17am MDT