

# \$3,190,000 - 9624/9630 74 Avenue, Edmonton

MLS® #E4418603

**\$3,190,000**

0 Bedroom, 0.00 Bathroom,  
Land Commercial on 0.00 Acres

Ritchie, Edmonton, AB

Ritchie .599 acre re-development site with multiple possibilities! Concept plans done for a 34 unit stacked townhouse project on full site. Potential for owner/user or investor to keep the church or renovate into a daycare while developing the second triple lot into a 17 unit multifamily property for additional revenue or sell off.

Built in 1954

## Essential Information

|            |                 |
|------------|-----------------|
| MLS® #     | E4418603        |
| Price      | \$3,190,000     |
| Bathrooms  | 0.00            |
| Acres      | 0.00            |
| Year Built | 1954            |
| Type       | Land Commercial |
| Status     | Active          |

## Community Information

|             |                     |
|-------------|---------------------|
| Address     | 9624/9630 74 Avenue |
| Area        | Edmonton            |
| Subdivision | Ritchie             |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6E 1E6             |



**Exterior**

|              |             |
|--------------|-------------|
| Exterior     | See Remarks |
| Construction | See Remarks |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | January 20th, 2025 |
| Days on Market | 88                 |
| Zoning         | Zone 17            |

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Listing information last updated on April 18th, 2025 at 3:17am MDT