

## **\$6,340,180 - 18401 137 Avenue, Edmonton**

MLS® #E4416831

**\$6,340,180**

0 Bedroom, 0.00 Bathroom,  
Land Commercial on 0.00 Acres

Anthony Henday Big Lake, Edmonton, AB

There are no other parcels of land for sale along the Anthony Henday that have this exposure and access. This is far the best location, one of the most high traffic areas and there is direct access on and off of the Anthony Henday. There are 2 separately titled lots; 5.34 and 7.07 acres in size. These newly subdivided Commercial Industrial lots are shovel ready for immediate development, and there are no off-site levies. If you do not require the whole 12.41-acres, the Seller is willing to do a lot line adjustment and possibly re-subdivide the land to accommodate.

### **Essential Information**

MLS® #	E4416831
Price	\$6,340,180
Bathrooms	0.00
Acres	0.00
Type	Land Commercial
Status	Active

### **Community Information**

Address	18401 137 Avenue
Area	Edmonton
Subdivision	Anthony Henday Big Lake
City	Edmonton
County	ALBERTA



Province AB  
Postal Code T5V 1T4

**Additional Information**

Date Listed January 2nd, 2025  
Days on Market 212  
Zoning Zone 40

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