

# \$299,900 - 9322 162 Street, Edmonton

MLS® #E4464212

**\$299,900**

1 Bedroom, 0.00 Bathroom, 1,271 sqft  
Single Family on 0.00 Acres

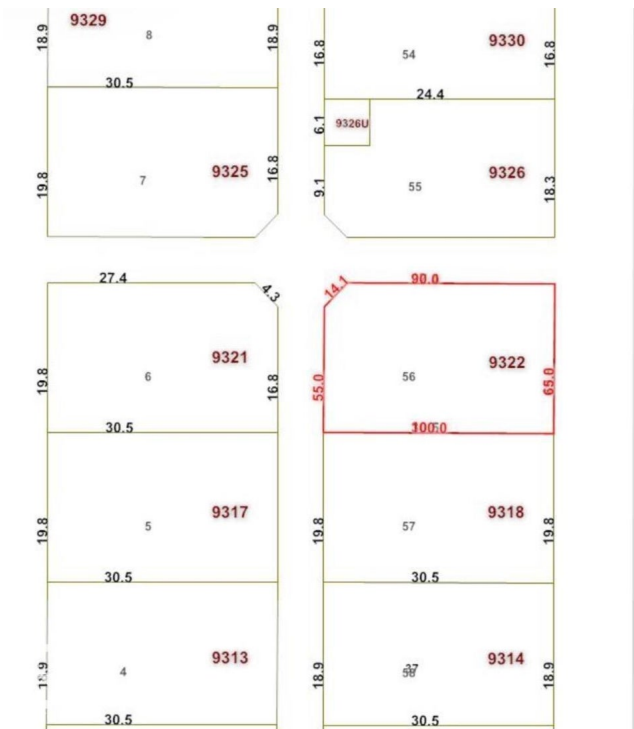
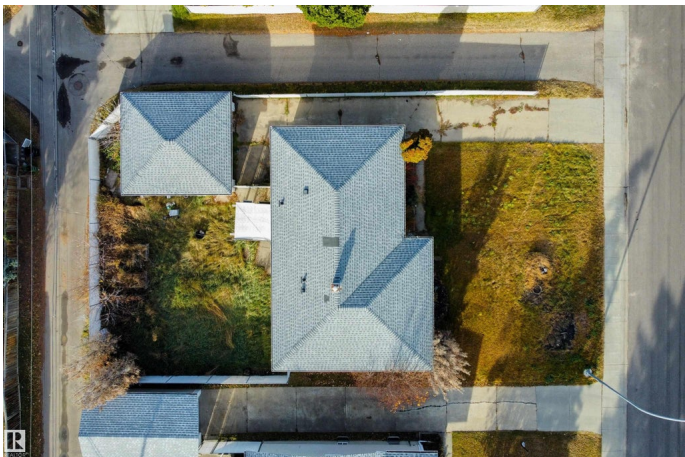
Meadowlark Park (Edmonton), Edmonton, AB

Prime 100' x 65' RS-zoned lot in desirable Meadowlark Park. A rare opportunity for smart investors and builders. This Small Scale Residential zoning supports a range of housing forms up to 3 Storeys in Height, including detached, attached, and multi-unit Residential housing, offering strong flexibility to maximize your return. Situated on a lot with a back lane and no neighbours on one side, the property is steps from schools, the Leisure Centre, Jubilee Park, the future LRT line, hospital, and minutes to West Edmonton Mall. Surrounded by successful redevelopment projects, this location is poised for continued transformation and value growth. With the City actively promoting increased density and diverse housing solutions, now is the time to capitalize on this exceptional redevelopment opportunity and secure your next profitable project! Property is sold AS IS - WHERE IS

Built in 1959

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4464212  |
| Price          | \$299,900 |
| Bedrooms       | 1         |
| Bathrooms      | 0.00      |
| Square Footage | 1,271     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 1959                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 9322 162 Street            |
| Area        | Edmonton                   |
| Subdivision | Meadowlark Park (Edmonton) |
| City        | Edmonton                   |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T5R 2M9                    |

### Amenities

|           |             |
|-----------|-------------|
| Amenities | See Remarks |
| Parking   | See Remarks |

### Interior

|              |                   |
|--------------|-------------------|
| Appliances   | See Remarks       |
| Heating      | See Remarks       |
| Stories      | 1                 |
| Has Basement | Yes               |
| Basement     | Full, See Remarks |

### Exterior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Exterior          | Wood, See Remarks                                                                            |
| Exterior Features | Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                             |
| Construction      | Wood, See Remarks                                                                            |
| Foundation        | Concrete Perimeter                                                                           |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 31st, 2025 |
| Days on Market | 3                  |
| Zoning         | Zone 22            |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF

EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on November 3rd, 2025 at 6:02pm MST