

# \$1,999,999 - 7903 122 Avenue, Edmonton

MLS® #E4457019

**\$1,999,999**

0 Bedroom, 0.00 Bathroom,  
Multi-Family Commercial on 0.00 Acres

Eastwood, Edmonton, AB

Fully Rented 8-Plex in Eastwood! Featuring over 5,054 sq. ft. above grade + 2,088 sq. ft. below grade, this turnkey investment offers 8 self-contained units (4 up & 4 down) with strong monthly income of almost \$14,300 including tenant-paid utilities. Tenants also handle snow removal, lawn care & garbage, keeping landlord expenses minimal. Located minutes from NAIT, LRT, Downtown, and major amenities, this property combines stable cash flow with long-term growth potential. Each upper unit includes 3 beds, 2.5 baths & in-suite laundry, while basement suites are fully self-contained 2 bed, 1 bath legal units with separate entries, full kitchens, and laundry.

Built in 2022

## Essential Information

MLS® #	E4457019
Price	\$1,999,999
Bathrooms	0.00
Acres	0.00
Year Built	2022
Type	Multi-Family Commercial
Status	Active

## Community Information

Address 7903 122 Avenue



Area	Edmonton
Subdivision	Eastwood
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 0J8

### Exterior

Exterior	Wood Frame
Construction	Wood Frame

### Additional Information

Date Listed	September 10th, 2025
Days on Market	2
Zoning	Zone 05

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Listing information last updated on September 12th, 2025 at 4:02am MDT