

\$1,699,999 - 10253 / 55 / 57 147 Street, Edmonton

MLS® #E4442820

\$1,699,999

10 Bedroom, 10.50 Bathroom, 3,519 sqft

Single Family on 0.00 Acres

Grovenor, Edmonton, AB

Incredible Investment Opportunity in the Heart of Grovenor! Falls under MLI Select Program. This under-construction infill multi-family triplex includes brand new appliances , is located in Edmonton's most desirable neighbourhoods—Grovenor, known for its tree-lined streets, strong community, and proximity to downtown. Each of the unit includes a legal basement with SEPERATE ENTRANCE. The two legal basement suites feature 2 bedrooms, 1 full bath, & kitchen. The middle legal basement unit includes 2 bedrooms, 1 full bath, and a bar setup—ideal for added flexibility. The main floor of each unit offers den (which can converted into bedroom) and half bath, and an open-concept kitchen with separate living and dining areas. The upper level boasts 3 bedrooms and 2 full baths.

Built in 2025

Essential Information

| | |
|----------------|-------------|
| MLS® # | E4442820 |
| Price | \$1,699,999 |
| Bedrooms | 10 |
| Bathrooms | 10.50 |
| Full Baths | 9 |
| Half Baths | 3 |
| Square Footage | 3,519 |



| | |
|------------|---------------|
| Acres | 0.00 |
| Year Built | 2025 |
| Type | Single Family |
| Sub-Type | Tri-Plex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------------------|
| Address | 10253 / 55 / 57 147 Street |
| Area | Edmonton |
| Subdivision | Grovenor |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5N 0T6 |

Amenities

| | |
|-----------|---|
| Amenities | On Street Parking, Detectors Smoke, No Animal Home, No Smoking Home, Wet Bar, Infill Property |
| Parking | No Parking |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Suite | Yes |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stucco, Vinyl |
| Exterior Features | Playground Nearby, Public Transportation, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|-------------|-----------------|
| Date Listed | June 16th, 2025 |
|-------------|-----------------|

Days on Market 70
Zoning Zone 21



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Listing information last updated on August 25th, 2025 at 2:32pm MDT