

## \$769,000 - 10742 106 Street, Edmonton

MLS® #E4450084

**\$769,000**

5 Bedroom, 4.00 Bathroom, 1,734 sqft

Single Family on 0.00 Acres

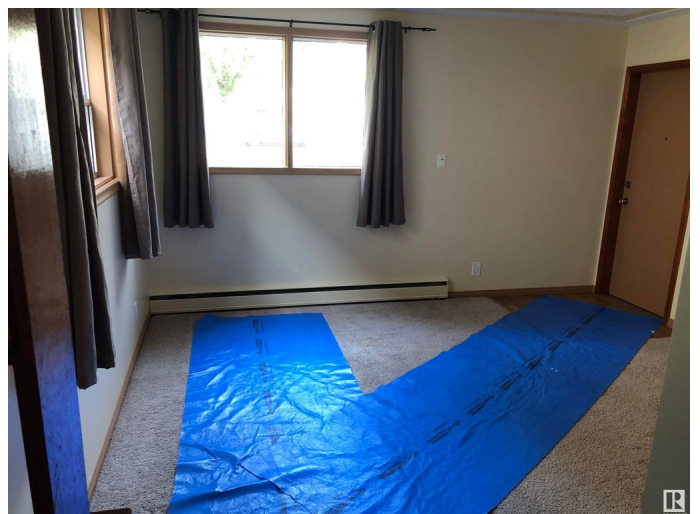
Central Mcdougall, Edmonton, AB

Discover an exceptional investment opportunity in the heart of Edmonton! This legally permitted, fully rented 4-plex, offers a turnkey solution for the savvy investor looking for immediate cash flow and long-term stability. The property has been owned by one family for the past 25 years and is exceptionally well taken care of. All units come with a fridge and stove. This beauty has one - 2 bedroom and three - 1 bedroom suites. The suites are all rented out with long term tenants. Coin operated laundry in the building. The lot size is 50X150. This investment property was built in 1960 as a legal 4-plex.

Built in 1960

### Essential Information

|                |                 |
|----------------|-----------------|
| MLS® #         | E4450084        |
| Price          | \$769,000       |
| Bedrooms       | 5               |
| Bathrooms      | 4.00            |
| Full Baths     | 4               |
| Square Footage | 1,734           |
| Acres          | 0.00            |
| Year Built     | 1960            |
| Type           | Single Family   |
| Sub-Type       | 4PLEX           |
| Style          | Raised Bungalow |



Status                      Active

**Community Information**

Address                    10742 106 Street  
Area                        Edmonton  
Subdivision              Central Mcdougall  
City                        Edmonton  
County                    ALBERTA  
Province                  AB  
Postal Code              T5H 2X9

**Amenities**

Amenities                Deck, Detectors Smoke  
Parking                   Single Garage Detached

**Interior**

Appliances              Dryer, Washer, See Remarks  
Heating                   See Remarks  
Stories                    2  
Has Suite                Yes  
Has Basement           Yes  
Basement                Full, Finished

**Exterior**

Exterior                  Wood, Metal, Stucco  
Exterior Features      Back Lane, Fenced, Flat Site  
Roof                       Asphalt Shingles  
Construction           Wood, Metal, Stucco  
Foundation              Concrete Perimeter

**Additional Information**

Date Listed              July 28th, 2025  
Days on Market        51  
Zoning                    Zone 08

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Listing information last updated on September 17th, 2025 at 1:02am MDT