

\$2,200,000 - 10416 78 Avenue, Edmonton

MLS® #E4443531

\$2,200,000

0 Bedroom, 0.00 Bathroom,
Land Commercial on 0.00 Acres

Queen Alexandra, Edmonton, AB

PRIME LOCATION – 0.423 Acres in Old Strathcona! This rare corner lot sits right on Calgary Trail South, directly across from Save-On-Foods, in the heart of historic Old Strathcona – one of Edmonton’s most vibrant and high-traffic areas. You’re steps away from University of Alberta, Grant MacEwan, shopping, nightlife, entertainment, LRT, and ETS routes. The Old Strathcona Public Realm Strategy focuses on walkable, bike-friendly urban living with plazas and lively alleyways. The area is rich with parks, schools, healthcare, shopping, and a strong community vibe. Zoned MU (Mixed-Use) – perfect for a mix of residential and commercial development like offices, retail stores, or apartment condos. With Calgary Trail frontage and a laneway on the east side, this high-exposure corner lot is ideal for a standout urban project in a thriving neighbourhood.



Essential Information

MLS® #	E4443531
Price	\$2,200,000
Bathrooms	0.00
Acres	0.00
Type	Land Commercial
Status	Active

Community Information

Address	10416 78 Avenue
Area	Edmonton
Subdivision	Queen Alexandra
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 4C6

Additional Information

Date Listed	June 18th, 2025
Days on Market	25
Zoning	Zone 15

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 July 13th, 2025 at 9:02pm MDT