

\$434,900 - 12107 123 Street, Edmonton

MLS® #E4454360

\$434,900

0 Bedroom, 0.00 Bathroom,
Single Family on 0.00 Acres

Prince Charles, Edmonton, AB

Shovel-ready and fully approved, this 50' Ã— 141' lot in Prince Charles delivers a rare turnkey infill opportunity. Sale includes the vacant land, full development & building permits, servicing, and complete architectural plans for an 8-unit project (triplex + two garage suites). Grandfathered under the previous RS zoning, this site offers flexibility beyond today's regulations—no demolition, no permitting delays. Positioned on a quiet, tree-lined street near 124 Street, downtown, and major transit routes. With the recent municipal election fresh in mind, the City of Edmonton has renewed its focus on the Blatchford district—committed to accelerated LRT expansion, new parks, schools and mixed-use growth. For builders and investors looking for immediate pick-up, long-term upside and even a creative purchase structure, this property is one of northwest Edmonton's most strategic redevelopment opportunities.



Essential Information

MLS® #	E4454360
Price	\$434,900
Bathrooms	0.00
Acres	0.00
Type	Single Family

Sub-Type	Vacant Lot/Land
Status	Active

Community Information

Address	12107 123 Street
Area	Edmonton
Subdivision	Prince Charles
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5L 0H4

Exterior

Exterior Features	Back Lane, Paved Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
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Additional Information

Date Listed	August 22nd, 2025
Days on Market	78
Zoning	Zone 04

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Listing information last updated on November 8th, 2025 at 9:02am MST