

# \$1,200,000 - 9145 156 Street, Edmonton

MLS® #E4419355

**\$1,200,000**

0 Bedroom, 0.00 Bathroom,  
Retail on 0.00 Acres

Jasper Park, Edmonton, AB

Owner/User or Redevelopment Opportunity.  
2666 SF Commercial building used as an automotive repair facility for decades situated on .44 acres of CN Zoned land (Commercial Neighborhood) with a proposed zoning of Medium Residential under bylaw 20001 adopted January 2024, permitting between 4 to 8 stories of multi-family development. Situated on a prime corner lot with access points off 156 Street and 92 avenue. Existing building comprised of 4 drive in bays, large front reception area, staff room, parts room, a small office and is situated on the lot to maximize parking lot under current use. Phase II environmental completed December 2024.

Built in 1962

## Essential Information

MLS® #	E4419355
Price	\$1,200,000
Bathrooms	0.00
Acres	0.00
Year Built	1962
Type	Retail
Status	Active

## Community Information

Address	9145 156 Street
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Area	Edmonton
Subdivision	Jasper Park
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5R 1Y9

### **Exterior**

Exterior	Wood Frame
Roof	Tar & Gravel
Construction	Wood Frame

### **Additional Information**

Date Listed	January 27th, 2025
Days on Market	80
Zoning	Zone 22

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Listing information last updated on April 17th, 2025 at 4:32am MDT