

# \$350,000 - 11948 88 Street, Edmonton

MLS® #E4444142

**\$350,000**

0 Bedroom, 0.00 Bathroom,  
Single Family on 0.00 Acres

Eastwood, Edmonton, AB

Discover the potential of this spacious 33â€™™ x 150â€™™ corner lot located in the rapidly transforming central community of Eastwood. Surrounded by a wave of infill development, the area is home to new duplexes, skinny homes, fourplexes, and triplexesâ€”making this an ideal investment for builders and developers. Directly across the street is a cash-flow positive 8-plex, highlighting the strong rental demand and income potential in the area. With the ability to build up to 6 units, this property may also qualify for the CMHC MLI Select program, offering added financial incentives for the right project. Seller is open to a JV with a builder. An older, boarded-up home currently sits on the lot. Whether you're looking to build and hold, or sell upon completion, this is an exceptional opportunity in a growing urban neighborhood.



## Essential Information

MLS® #	E4444142
Price	\$350,000
Bathrooms	0.00
Acres	0.00
Type	Single Family
Sub-Type	Vacant Lot/Land
Status	Active

**Community Information**

Address	11948 88 Street
Area	Edmonton
Subdivision	Eastwood
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 3S1

**Exterior**

Exterior Features	Corner Lot, Schools, Shopping Nearby, Subdividable Lot, View Downtown, See Remarks
-------------------	--

**Additional Information**

Date Listed	June 24th, 2025
Days on Market	10
Zoning	Zone 05

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 4th, 2025 at 6:47pm MDT