

# \$0 - 12615 Stony Plain Road, Edmonton

MLS® #E4414596

**\$0**

0 Bedroom, 0.00 Bathroom,  
Office on 0.00 Acres

Westmount, Edmonton, AB

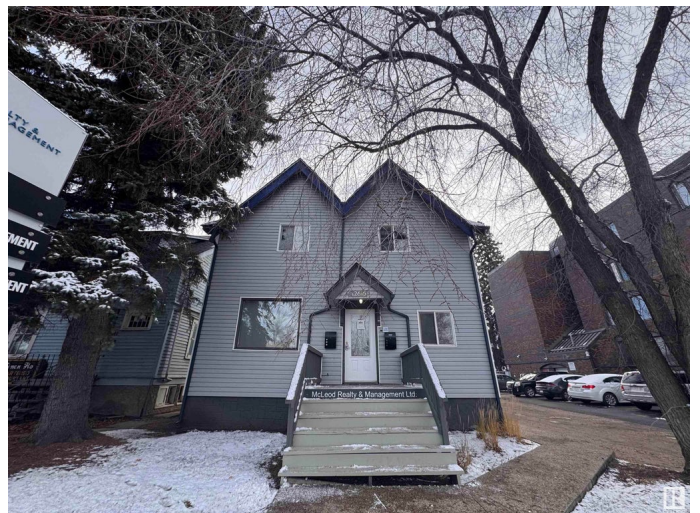
Relocate your business to this charming character office on Stony Plain Road only minutes from downtown Edmonton. This property has been upgraded to suite many desirable business uses. Comes with 7 dedicated parking stalls which can be parked tandem, plus lots of side street parking. Just under 2,000 sq.ft. This property offers a main floor reception/office, board room, large open office with kitchen and main floor washroom. The second floor offers 4 private offices and washroom. The third floor loft was used as a smaller meeting room and is presently set up as an open office for 2. Great opportunity with the future LRT out front with high visibility and close proximity to downtown but with ample parking. Ideal for professional uses. Min flexible 24 month term.

Built in 1927

## Essential Information

|            |          |
|------------|----------|
| MLS® #     | E4414596 |
| Bathrooms  | 0.00     |
| Acres      | 0.00     |
| Year Built | 1927     |
| Type       | Office   |
| Status     | Active   |

## Community Information



|             |                        |
|-------------|------------------------|
| Address     | 12615 Stony Plain Road |
| Area        | Edmonton               |
| Subdivision | Westmount              |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T5N 3N8                |

### **Exterior**

|              |            |
|--------------|------------|
| Exterior     | Wood Frame |
| Construction | Wood Frame |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | November 25th, 2024 |
| Days on Market | 129                 |
| Zoning         | Zone 07             |

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 April 3rd, 2025 at 12:47am MDT