

## \$225,000 - 10730 92 Street, Edmonton

MLS® #E4455998

**\$225,000**

3 Bedroom, 1.50 Bathroom, 1,195 sqft

Single Family on 0.00 Acres

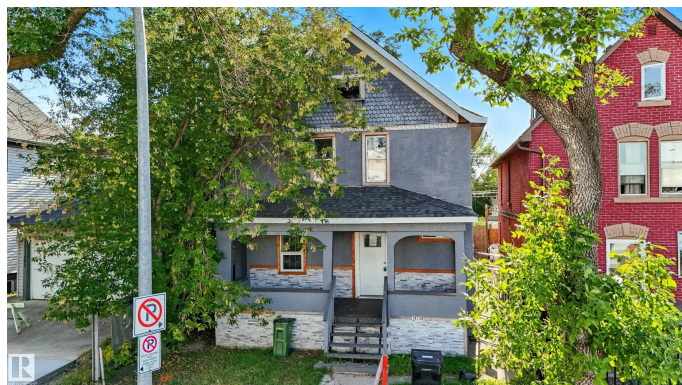
McCauley, Edmonton, AB

Fantastic Opportunity in McCauley! Own a home for the cost of a condo. Or how about a buy and hold for those investment savy types. Or start fresh and build your dream home or investment property on this RF3-zoned lot, offered at land value, but some updates have been completed by the previous owner. Enjoy a west-facing backyard and a walkable lifestyle close to Little Italy, the Italian Centre, Chinatown, Joe Clarke Athletic Grounds, and more. With the Stadium LRT redevelopment and Commonwealth Stadium just minutes away, this area is full of exciting growth potential. No rear lane? No problem! a neighbouring home was successfully built with a front-attached garage, showing what's possible here. Don't miss this chance to invest in a vibrant, evolving community. Property is sold AS IS, WHERE IS.

Built in 1910

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4455998  |
| Price          | \$225,000 |
| Bedrooms       | 3         |
| Bathrooms      | 1.50      |
| Full Baths     | 1         |
| Half Baths     | 1         |
| Square Footage | 1,195     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1910                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 10730 92 Street |
| Area        | Edmonton        |
| Subdivision | Mccauley        |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5H 1V4         |

### Amenities

|           |             |
|-----------|-------------|
| Amenities | See Remarks |
| Parking   | See Remarks |

### Interior

|              |                           |
|--------------|---------------------------|
| Appliances   | See Remarks               |
| Heating      | Forced Air-1, Natural Gas |
| Stories      | 2                         |
| Has Basement | Yes                       |
| Basement     | Partial, Unfinished       |

### Exterior

|                   |                                                                                                                                  |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone                                                                                                                      |
| Exterior Features | Fenced, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                 |
| Construction      | Wood, Stone                                                                                                                      |
| Foundation        | Block, Concrete Perimeter                                                                                                        |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 1st, 2025 |
| Days on Market | 69                  |
| Zoning         | Zone 13             |

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Listing information last updated on November 9th, 2025 at 11:47am MST