

Courtesy Of Arvinder S Clair Of MaxWell Polaris

# \$2,299,900 - 9214 152 Street, Edmonton

MLS® #E4460936

**\$2,299,900**

3 Bedroom, 2.50 Bathroom, 5,247 sqft  
Single Family on 0.00 Acres

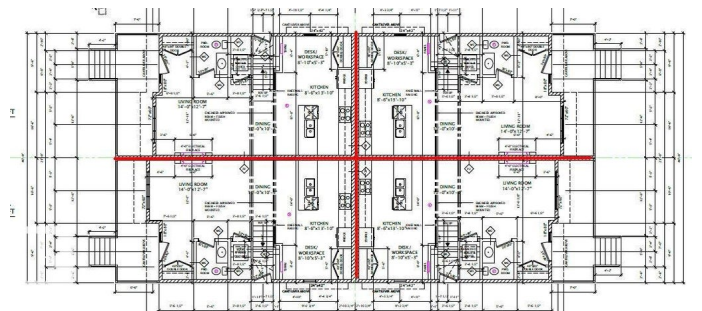
Sherwood, Edmonton, AB

Brand-New 4-Plex on a Prime Corner Lot in Sherwood. Exceptional investment opportunity offering over 5,240 sq.ft. above grade with 20 bedrooms and 16 bathrooms, designed for maximum cash flow. Each unit features 9-ft ceilings, an open-concept main floor with living room, modern kitchen, laundry, dining area, and half bath. Upstairs includes 3 bedrooms, including a primary suite with walk-in closet and ensuite and additional bath. Large windows fill the home with natural light. Each basement offers a legal secondary suite (710 sq.ft.) with 2 bedrooms, full kitchen, and laundry, providing dual income potential. Ideally located near schools, shopping, and transit in a high-demand area, this property promises strong rental returns and lasting value.

Built in 2025

## Essential Information

MLS® #	E4460936
Price	\$2,299,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	5,247
Acres	0.00



Year Built	2025
Type	Single Family
Sub-Type	4PLEX
Style	2 Storey
Status	Active

### **Community Information**

Address	9214 152 Street
Area	Edmonton
Subdivision	Sherwood
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5R 1M7

### **Amenities**

Amenities	Ceiling 9 ft., Deck, Detectors Smoke, See Remarks, Infill Property, 9 ft. Basement Ceiling
Parking	Triple Garage Detached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-2, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Back Lane, Corner Lot, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	October 5th, 2025
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Days on Market 8

Zoning Zone 22

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Listing information last updated on October 13th, 2025 at 5:02pm MDT