

## \$2,250,000 - 9660 20 Avenue, Edmonton

MLS® #E4459360

**\$2,250,000**

0 Bedroom, 0.00 Bathroom,  
Land Commercial on 0.00 Acres

Edmonton Research & Development Park,  
Edmonton, AB

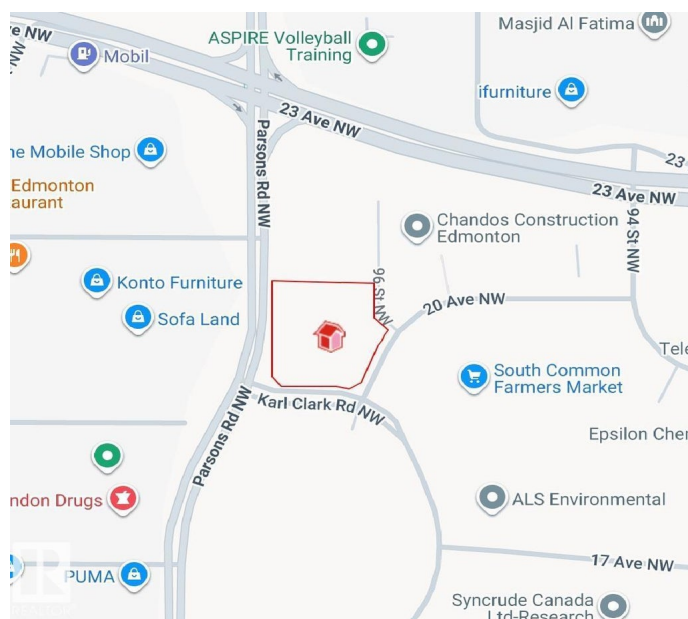
3.2 acres in the Edmonton Research & Development Park. This prime location is just off of 23 Avenue with quick access to Calgary Trail & the Henday. This corner location is ideal for exposure with plenty of space for your next project. Zoned Business Employment (BE). This complex is host to a variety of small & large businesses, so you can attract tenants easily to this location. The ACT Building next door is also listed for sale. Property sold as is.

### Essential Information

MLS® #	E4459360
Price	\$2,250,000
Bathrooms	0.00
Acres	0.00
Type	Land Commercial
Status	Active

### Community Information

Address	9660 20 Avenue
Area	Edmonton
Subdivision	Edmonton Research & Development Park
City	Edmonton
County	ALBERTA
Province	AB



Postal Code            T6N 1K6

**Additional Information**

Date Listed            September 24th, 2025

Days on Market      10

Zoning                Zone 41

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Listing information last updated on October 4th, 2025 at 12:18pm MDT