

\$439,900 - 12107 123 Street, Edmonton

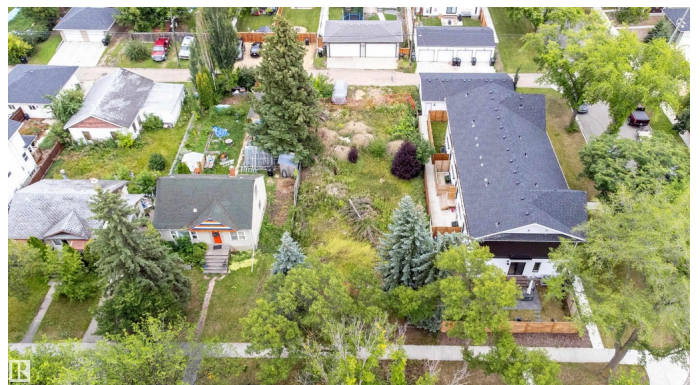
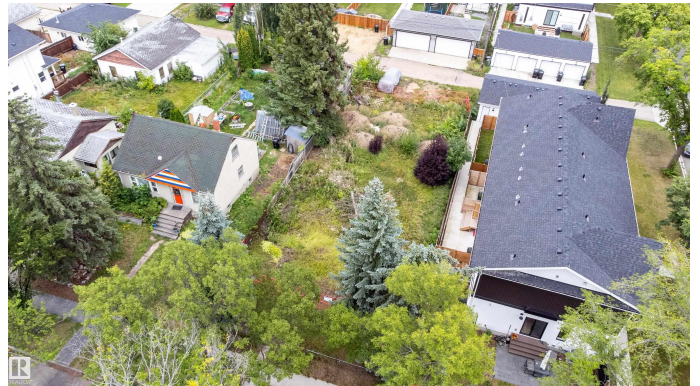
MLS® #E4454360

\$439,900

0 Bedroom, 0.00 Bathroom,
Single Family on 0.00 Acres

Prince Charles, Edmonton, AB

Exceptional infill opportunity in the desirable community of Prince Charles! This 50' x 141' RS-zoned lot has already been cleared and fully prepared—demolition is complete, services are in place, and full building permits and plans are approved. With recent zoning changes in Edmonton placing new restrictions on interior RS lots, this property offers a rare advantage: the existing permits and plans are grandfathered under the previous rules. That means you can build to the original approved design without the delays, costs, or limitations facing new applications. Skip months of waiting for demo, servicing, and approvals—this site is truly shovel-ready. Located on a quiet, tree-lined street close to schools, shopping, 124 Street, parks, and downtown, it's a turnkey lot in one of Edmonton's most active infill communities. A ready-to-go project with permits and plans in hand—opportunities like this are hard to find!



Essential Information

MLS® #	E4454360
Price	\$439,900
Bathrooms	0.00
Acres	0.00
Type	Single Family

Sub-Type	Vacant Lot/Land
Status	Active

Community Information

Address	12107 123 Street
Area	Edmonton
Subdivision	Prince Charles
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5L 0H4

Exterior

Exterior Features	Back Lane, Paved Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
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Additional Information

Date Listed	August 22nd, 2025
Days on Market	21
Zoning	Zone 04

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Listing information last updated on September 12th, 2025 at 2:17pm MDT