

# \$550,000 - 00 00 Avenue, Edmonton

MLS® #E4463212

**\$550,000**

0 Bedroom, 0.00 Bathroom,  
Business on 0.00 Acres

McNamara Industrial, Edmonton, AB

**\* Business Only\*** Welcome to this newly built, turnkey daycare opportunity in West Edmonton, fully licensed for 66 children. This modern facility is thoughtfully designed and fully furnished, offering a bright, safe, and welcoming environment for children and staff alike. The daycare features spacious classrooms, quality furnishings, a fully equipped kitchen, staff area, and secure entry. Everything is in place for a new owner to step in and operate immediately – ideal for experienced childcare professionals or investors seeking a ready-to-go business in a high-demand area.



## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4463212  |
| Price     | \$550,000 |
| Bathrooms | 0.00      |
| Acres     | 0.00      |
| Type      | Business  |
| Status    | Active    |

## Community Information

|             |                     |
|-------------|---------------------|
| Address     | 00 00 Avenue        |
| Area        | Edmonton            |
| Subdivision | McNamara Industrial |
| City        | Edmonton            |

|             |         |
|-------------|---------|
| County      | ALBERTA |
| Province    | AB      |
| Postal Code | T5S 1L8 |

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 23rd, 2025 |
| Days on Market | 11                 |
| Zoning         | Zone 40            |

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 November 3rd, 2025 at 9:17am MST