

# \$6,200,000 - 2308 Parsons Road, Edmonton

MLS® #E4392272

**\$6,200,000**

0 Bedroom, 0.00 Bathroom,  
Land Commercial on 0.00 Acres

Parsons Industrial, Edmonton, AB

UNIQUE OPPORTUNITY! High profile redevelopment site consisting of 2.97 acres, located directly on the intersection of 23rd Avenue and Parsons Road. Massive exposure with over 1,000 feet of direct frontage to 23rd Avenue. Flexible DC2 zoning that allows for a wide range of commercial and light industrial development opportunities. Existing building on site (approx. 7,000 sq.ft.±);

Built in 1995

## Essential Information

|            |                 |
|------------|-----------------|
| MLS® #     | E4392272        |
| Price      | \$6,200,000     |
| Bathrooms  | 0.00            |
| Acres      | 0.00            |
| Year Built | 1995            |
| Type       | Land Commercial |
| Status     | Active          |

## Community Information

|             |                    |
|-------------|--------------------|
| Address     | 2308 Parsons Road  |
| Area        | Edmonton           |
| Subdivision | Parsons Industrial |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6N 2B2            |



**Exterior**

|              |             |
|--------------|-------------|
| Exterior     | See Remarks |
| Construction | See Remarks |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 12th, 2024 |
| Days on Market | 481             |
| Zoning         | Zone 41         |

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Listing information last updated on October 6th, 2025 at 5:02am MDT