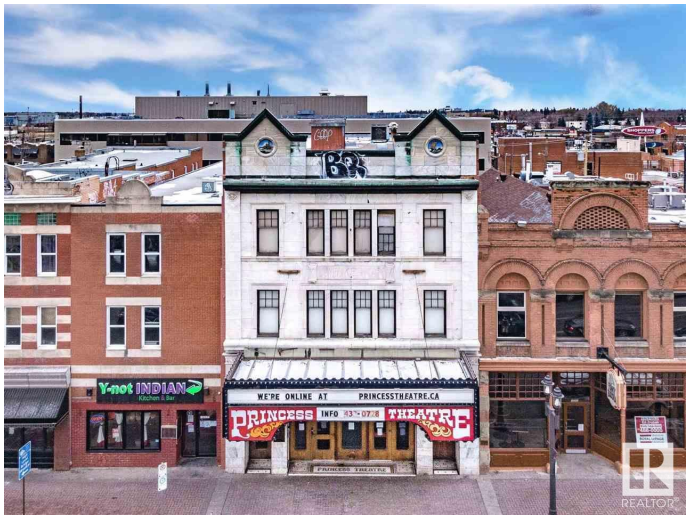
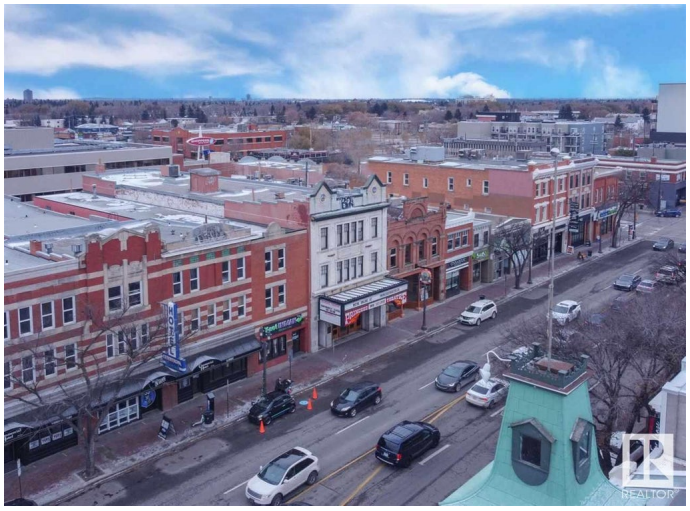
Courtesy Of Ian S Fletcher Of MaxWell Polaris

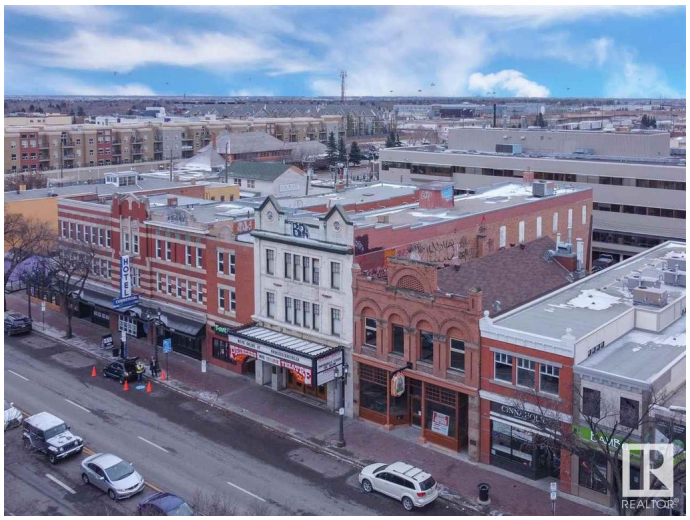
$2,499,000 - 10335 82 Avenue, Edmonton

MLS® #E4450246

$2,499,000
0 Bedroom, 0.00 Bathroom,
Retail on 0.00 Acres







Strathcona Junction, Edmonton, AB

FOR SALE or LEASE - The historic Princess Theatre... Built in 1914 by John McKernan, the first marble-faced building in Western Canada and a Provincially designated historic site. Princess Theatre is 360 seats including a second floor balcony, a concession, washrooms and projector room. Princess II is 90 seats with it's own concession, washrooms and entrance from Whyte Avenue. This property can come fully equipped, the Landlord prefers the same or similar use in the building. Preference will be given to similar uses and users taking the whole space. At this time, the third floor is not included in the GLA. The 9,680 SF includes the lower level Princess II theatre. Including the basement there is 14,270 SF +/-.

Built in 1914

Essential Information

MLS® #	E4450246
Price	$2,499,000
Bathrooms	0.00
Acres	0.00
Year Built	1914
Type	Retail
Status	Active

Community Information

Address	10335 82 Avenue
Area	Edmonton
Subdivision	Strathcona Junction
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 1Z9

Exterior

Exterior	Brick
Construction	Brick

Additional Information

Date Listed	July 28th, 2025
Days on Market	51
Zoning	Zone 41

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORSÂ® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORSÂ® 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 (REALTORÂ®, REALTORSÂ®) and/or the quality of services they provide (MLSÂ®, Multiple Listing ServiceÂ®)

Listing information last updated on September 17th, 2025 at 10:18am MDT