

# \$2,750,000 - 13 Sunset Boulevard, Whitecourt Airport

MLS® #E4442658

**\$2,750,000**

0 Bedroom, 0.00 Bathroom,  
Multi-Family Commercial on 0.00 Acres

Whitecourt Airport, Whitecourt Airport, AB

A rare opportunity to acquire a fully stabilized, professionally managed 21-unit apartment building in the heart of Whitecourt. Just steps from schools and the hospital, this high-demand asset boasts 100% occupancy with and an active waitlist. 20 spacious 2-bed/1-bath units + 1 well-designed bachelor suite. Fully renovated common areas: new flooring, fresh paint, LED lighting, updated laundry w/ new bathroom for tenant comfort, and modern emergency systems. Select unit updates to enhance retention. An ideal turnkey investment.

Built in 1967

## Essential Information

MLS® #	E4442658
Price	\$2,750,000
Bathrooms	0.00
Acres	0.00
Year Built	1967
Type	Multi-Family Commercial
Status	Active

## Community Information

Address	13 Sunset Boulevard
Area	Whitecourt Airport
Subdivision	Whitecourt Airport



City	Whitecourt Airport
County	ALBERTA
Province	AB
Postal Code	T7S 1L5

### **Exterior**

Exterior	Wood Frame
Construction	Wood Frame

### **Additional Information**

Date Listed	June 16th, 2025
Days on Market	42
Zoning	Zone 70

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 July 28th, 2025 at 5:17pm MDT