

# \$1,200,000 - 4804 212 Street, Edmonton

MLS® #E4428230

**\$1,200,000**

3 Bedroom, 2.50 Bathroom, 1,773 sqft

Single Family on 0.00 Acres

The Hamptons, Edmonton, AB

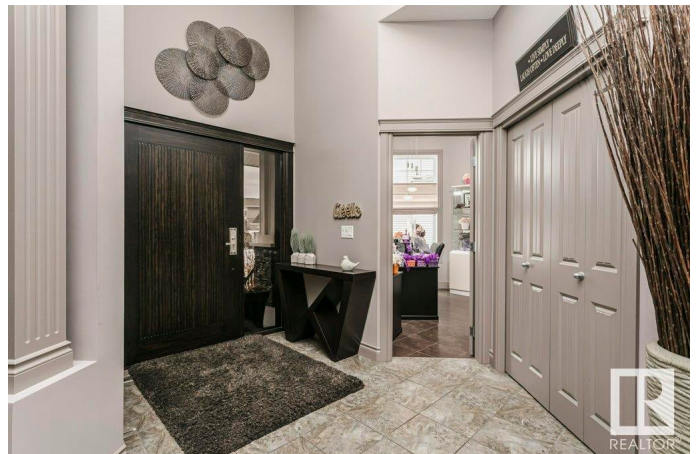
**LOCATION, LOCATION!** Stunning Executive Bungalow in the prestigious neighborhood of Copperwood. This immaculate home boasts over 3200 sq ft of living space with 3 bedrooms and 2.5 baths. As you enter the grand entry with custom oversized (42") oak door, you will be wowed by the high ceilings and the beautiful open concept. The living rm has custom maple bookshelves with gas fireplace & hardwood floors. The eat-in kitchen boasts shaker style custom maple cabinets, granite countertops/deep sink, eat up island, water filtered drinking tap, stainless steel appliances & walk through pantry. The remaining main floor has a den, dining rm, laundry rm, spacious master bedroom with walk in closet and spa like ensuite. The basement has a large rec rm with wet bar, workout area, 2 bdr 1 bth & media rm. The back yard is like a private oasis backing onto a treed pathway, composite deck, garden space, etc. Close to Costco, schools, walking paths, quick access to Anthony Henday & Whitemud. Many upgrades throughout!

Built in 2007

## Essential Information

MLS® # E4428230

Price \$1,200,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,773                  |
| Acres          | 0.00                   |
| Year Built     | 2007                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### **Community Information**

|             |                 |
|-------------|-----------------|
| Address     | 4804 212 Street |
| Area        | Edmonton        |
| Subdivision | The Hamptons    |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6M 0G2         |

### **Amenities**

|           |  |
|-----------|--|
| Amenities | Deck, Detectors Smoke, Hot Water Tankless, No Smoking Home, Natural Gas BBQ Hookup |
| Parking   | Double Garage Attached, Insulated, Over Sized                                      |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Oven-Built-In, Oven-Microwave, Storage Shed, Stove-Countertop Electric, Vacuum System Attachments, Washer, Water Softener, Window Coverings, Refrigerators-Two |
| Heating           | Forced Air-2, Natural Gas  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### **Exterior**

|          |                    |
|----------|--------------------|
| Exterior | Wood, Stone, Vinyl |
|----------|--------------------|

|                   |  |
|-------------------|--|
| Exterior Features | Backs Onto Park/Trees, Fenced, Landscaped, No Back Lane, Schools, Shopping Nearby, Vegetable Garden, See Remarks |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stone, Vinyl   |
| Foundation        | Concrete Perimeter   |

### **School Information**

|            |                            |
|------------|----------------------------|
| Elementary | Bessie Nichols School      |
| Middle     | Sister Annata Brockman Sch |
| High       | Jasper Place               |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 30th, 2025 |
| Days on Market | 3                |
| Zoning         | Zone 58          |
| HOA Fees       | 185              |
| HOA Fees Freq. | Annually         |

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Listing information last updated on April 2nd, 2025 at 7:32pm MDT