\$609,900 - 4227 206 Street, Edmonton

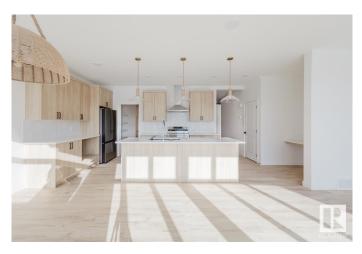
MLS® #E4422712

\$609,900

3 Bedroom, 2.50 Bathroom, 2,145 sqft Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

Discover the beautiful community of Edgemont! This stunning 2-story, single-family home offers spacious, open-concept living with modern finishes. The main floor features 9' ceilings, an enclosed den, walk-through pantry and a half bath. The kitchen is a chef's paradise, with upgraded 42" cabinets, guartz countertops, included hood fan and waterline to fridge. Upstairs, the house continues to impress with a bonus room, walk-in laundry room, full bath, and 3 bedrooms. The master is a true oasis, complete with a walk-in closet, a luxurious 5-piece ensuite with a separate tub and shower, and double sinks. The home also comes with a separate side entrance and legal suite rough in's for endless possibilities. Also included is a \$3,000 appliance allowance & double attached garage! UNDER **CONSTRUCTION!** Photos may differ from actual property. Appliances/shower wand washers not included.







Built in 2025

Essential Information

MLS® #	E4422712
Price	\$609,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2

Half Baths	1
Square Footage	2,145
Acres	0.00
Year Built	2025
Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	4227 206 Street
Area	Edmonton
Subdivision	Edgemont (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 3E3

Amenities

Amenities	Ceiling 9 ft., See Remarks
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener, Hood Fan
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Park/Reserve, Playground Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed February 21st, 2025

Days on Market 57

Zoning Zone 57

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 April 19th, 2025 at 5:02pm MDT