

## \$1,150,000 - 4804 212 Street, Edmonton

MLS® #E4428230

**\$1,150,000**

3 Bedroom, 2.50 Bathroom, 1,773 sqft

Single Family on 0.00 Acres

The Hamptons, Edmonton, AB

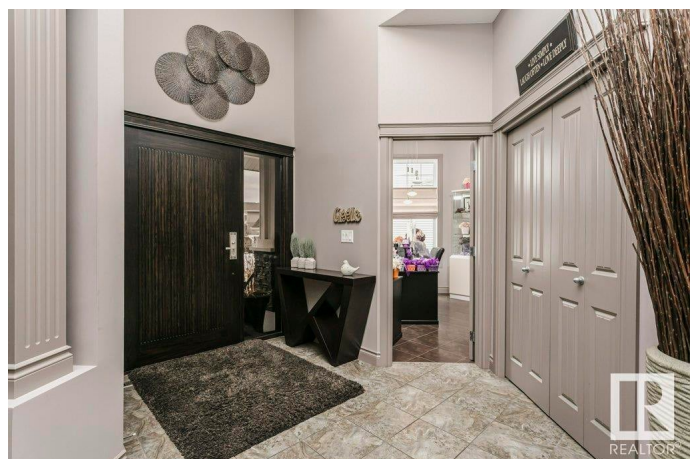
Stunning Executive Bungalow in the prestigious neighborhood of Copperwood with a private/park like yard. This immaculate home boasts over 3200 sq ft of living space with 3 bedrooms and 2.5 baths. As you enter the grand entry with custom oversized (42") oak door, you will be wowed by the high ceilings & 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 \$1,150,000



|                |                        |
|----------------|------------------------|
| 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 | 34               |
| Zoning         | Zone 58          |
| HOA Fees       | 185              |
| HOA Fees Freq. | Annually         |

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 May 3rd, 2025 at 2:32am MDT