

## **\$409,000 - 5835 204 Street, Edmonton**

MLS® #E4442415

### **\$409,000**

3 Bedroom, 1.50 Bathroom, 1,226 sqft  
Single Family on 0.00 Acres

The Hamptons, Edmonton, AB

Great Value! Owned by the same family for almost 2 decades. Tucked away in "The Hamptons" this home has everything you are looking for at a price that you can afford!

Boasting an eat in kitchen with dining nook and Garden door access to the fenced and landscaped back yard with deck, large living room with full wall of windows to the mature front yard, 2 piece bath completes the main level, upstairs the primary is a great size with multiple windows and a walk in closet, the other 2 bedrooms share a full 4 piece bath, lower level is unspoiled and awaiting your development. Brand new QUARTZ countertops, brand new carpeting and a fresh coat of paint welcome you as you enter this home, it is move in ready! Close to lake and walking trails. Walk to popular K-9 schools both public and Catholic. Easy access to the Anthony Henday and Save-On Foods anchored strip mall.

Built in 2005

### **Essential Information**

MLS® #	E4442415
Price	\$409,000
Bedrooms	3
Bathrooms	1.50
Full Baths	1



Half Baths	1
Square Footage	1,226
Acres	0.00
Year Built	2005
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	5835 204 Street
Area	Edmonton
Subdivision	The Hamptons
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 2Z2

### Amenities

Amenities	Off Street Parking, On Street Parking, Deck, No Animal Home, No Smoking Home, Vinyl Windows
Parking	Double Garage Detached

### Interior

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Bessie Nichols School
Middle	Bessie Nichols School
High	Jasper Place High School

**Additional Information**

Date Listed	June 13th, 2025
Days on Market	3
Zoning	Zone 58
HOA Fees	175
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 June 15th, 2025 at 11:47pm MDT