

## \$1,050,000 - 4804 212 Street, Edmonton

MLS® #E4444973

**\$1,050,000**

3 Bedroom, 2.50 Bathroom, 1,776 sqft

Single Family on 0.00 Acres

The Hamptons, Edmonton, AB

Rare executive bungalow backing a densely treed walking path in prestigious Copperwood! This immaculate home boasts over 3200 sq ft of living space with 3 bedrooms & 2.5 baths. The upgraded finishes include a custom 42" wide oak front door, rich cappuccino cabinets, gleaming espresso hardwood floors, granite counters, 9 & 14 ft ceilings, gas fireplace, & California custom closet in the primary bedroom. The kitchen has extra deep sink, filtered drinking tap, stainless steel appliances & walk through pantry. You'll enjoy the deep soaker tub in the primary bedroom and all bedrooms have walk in closets. The basement features 2 bedrooms, wet bar, bathroom and a large hobby room that could be used as a 4th bedroom. The back yard is a private oasis backing onto a treed pathway with composite deck & underground sprinklers. The garage is oversized, drywalled and insulated with epoxy floors and gas line plumbed in. Great location close to walking trails, good schools and retail, don't miss out on this elegant home!

Built in 2007

### Essential Information

MLS® # E4444973

Price \$1,050,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,776
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	Ceiling 9 ft., Closet Organizers, Detectors Smoke, Hot Water Tankless, No Smoking Home, See Remarks, 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 Systems, 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
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Exterior Features	Backs Onto Park/Trees, Fenced, Golf Nearby, Landscaped, No Back Lane, Schools, Shopping Nearby, Vegetable Garden, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 28th, 2025
Days on Market	5
Zoning	Zone 58
HOA Fees	185
HOA Fees Freq.	Annually

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