

## \$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

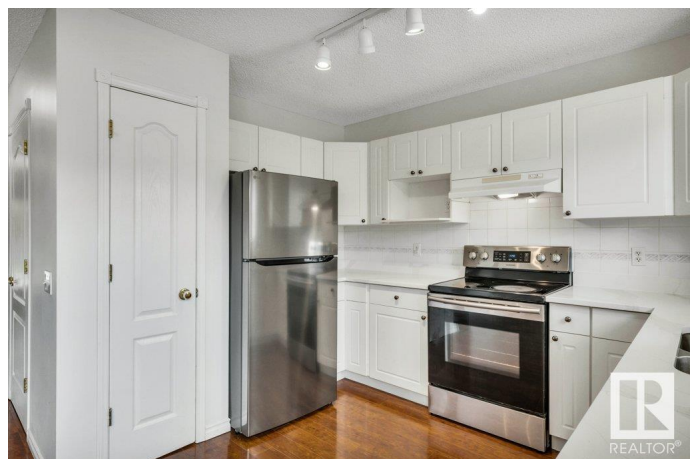
Great Value! Owned by the same family for almost 2 decades. Tucked away in "The Hamptons" this home has everything you are looking for at a price that you can afford!

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        |

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Listing information last updated on June 16th, 2025 at 12:32am MDT