# \$569,500 - 4020 208 St, Edmonton

MLS® #E4439758

#### \$569,500

3 Bedroom, 2.50 Bathroom, 1,635 sqft Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

Discover modern living with a natural backdrop in this stunning two-storey home featuring a massive backyard that backs onto a beautiful treed areaâ€"perfect for relaxing in west Edmonton's Edgemont community! The main floor boasts an open-concept layout with a living room, dining area, and a contemporary kitchen complete with cabinetry, counter space, and a central island. A convenient 2-piece bath and access to the double garage complete the main floor. Upstairs, enjoy a family room, a large primary suite with walk-in closet and 4-piece ensuite, two additional bedrooms, a full bath, and upper-floor laundry for convenience. The full unfinished basement with a separate side entrance offers excellent potential for a future legal suite or rental income opportunity. Located just minutes from West Edm. Mall, schools, parks, walking trails with quick access to Henday Driveâ€"this home delivers incredible value in a fast-growing, family-friendly neighbourhood.

Built in 2025

## **Essential Information**

MLS® # E4439758 Price \$569,500

Bedrooms 3

Bathrooms 2.50







Full Baths 2 Half Baths 1

Square Footage 1,635 Acres 0.00 Year Built 2025

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

## **Community Information**

Address 4020 208 St Area Edmonton

Subdivision Edgemont (Edmonton)

City Edmonton
County ALBERTA

Province AB

Postal Code T6M 3E4

### **Amenities**

Amenities See Remarks

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator,

Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

### **Exterior**

Exterior Wood, Vinyl

Exterior Features Backs Onto Park/Trees, Playground Nearby, Schools, Shopping Nearby,

See Remarks

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed May 31st, 2025

Days on Market 17

Zoning Zone 57

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