

## \$629,990 - 2116 209 Street, Edmonton

MLS® #E4428134

**\$629,990**

4 Bedroom, 3.50 Bathroom, 2,260 sqft

Single Family on 0.00 Acres

Stillwater, Edmonton, AB

Brand New Home! This stunning WHISTLER detached home offers 4 BEDROOMS and 3 1/2 bathrooms. The open concept and inviting main floor features 9' ceilings and a half bath. The kitchen is a cook's paradise, with included kitchen appliances, quartz countertops, waterline to fridge, and spice kitchen with walk-in pantry. Upstairs, the house continues to impress with a bonus room, laundry, full bath, 2 bedrooms and 2 master bedrooms! Both masters are complete with a walk-in closet and luxurious ensuite. Enjoy the added benefits of this home with its double attached garage, side entrance, basement bathroom rough ins and front yard landscaping. Enjoy access to amenities including a playground, planned schools, commercial, a wetland reserve, and recreational facilities, sure to compliment your lifestyle! There is an HOA Fee. UNDER CONSTRUCTION! See first (2) photos for interior colors, rest are of the plan. \*Photos may differ from actual home\*

Built in 2024

### Essential Information

MLS® #	E4428134
Price	\$629,990
Bedrooms	4
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	2,260
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2116 209 Street
Area	Edmonton
Subdivision	Stillwater
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 2X6

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, Front Porch, Vinyl Windows, See Remarks
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stoves-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Partially Landscaped, Playground Nearby, Schools, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	Constable Daniel Woodall
Middle	St. John XXIII

**Additional Information**

Date Listed	March 25th, 2025
Days on Market	46
Zoning	Zone 57
HOA Fees	500
HOA Fees Freq.	Annually

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