

## \$649,000 - 5936 208 Street, Edmonton

MLS® #E4446104

**\$649,000**

4 Bedroom, 3.50 Bathroom, 2,123 sqft

Single Family on 0.00 Acres

The Hamptons, Edmonton, AB

When you are looking for a forever home, location is number one! This stunning Hamptons Home is situated in a quiet Cul-De-Sac on a massive Pie Lot! This 2122sqft Two Storey Home is Fully Loaded. Spacious Open Concept Main floor comes equipped with a Beautiful Island Kitchen with Granite CounterTops and S/S Appliances overlooking an incredible yard with an expansive west facing deck and firepit. Hardwood and Tile Flooring on the Main, Walk through Pantry and a custom Laundry Room. Double Attached Garage. 4 beds and 4 Baths Total. Upstairs you'll find a Large Bonus Room, A Fantastic Primary Bedroom and Large 5Pc Ensuite. Two Additional Bedrooms Upstairs. The Basement has a large Rec room and an additional bedroom as well as vinyl plank flooring. If you are looking for the perfect family home, where your children can play on a quiet street, this is the one. Close to Shopping, Parks and Schools in a Well Established Popular Westend Neighborhood. Welcome to The Hamptons!

Built in 2011

### Essential Information

MLS® # E4446104

Price \$649,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,123                  |
| Acres          | 0.00                   |
| Year Built     | 2011                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 5936 208 Street |
| Area        | Edmonton        |
| Subdivision | The Hamptons    |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6M 0M1         |

### Amenities

|                |                                                                                           |
|----------------|-------------------------------------------------------------------------------------------|
| Amenities      | Deck, Exterior Walls- 2"x6", Hot Water Natural Gas, Vinyl Windows, Natural Gas BBQ Hookup |
| Parking Spaces | 4                                                                                         |
| Parking        | Double Garage Attached                                                                    |

### Interior

|                   |                                                                                                                                                            |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                           |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, Wine/Beverage Cooler |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                  |
| Stories           | 3                                                                                                                                                          |
| Has Basement      | Yes                                                                                                                                                        |
| Basement          | Full, Finished                                                                                                                                             |

### Exterior

|          |             |
|----------|-------------|
| Exterior | Wood, Vinyl |
|----------|-------------|

|                   |                                                                                                                                         |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Cul-De-Sac, Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                        |
| Construction      | Wood, Vinyl                                                                                                                             |
| Foundation        | Concrete Perimeter                                                                                                                      |

### **School Information**

|            |                |
|------------|----------------|
| Elementary | Bessie Nichols |
| Middle     | S. Bruce Smith |
| High       | Oscar Romero   |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | July 5th, 2025 |
| Days on Market | 49             |
| Zoning         | Zone 58        |
| HOA Fees       | 190            |
| HOA Fees Freq. | Annually       |

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Listing information last updated on August 22nd, 2025 at 9:47pm MDT