

\$569,888 - 4239 206 Street, Edmonton

MLS® #E4457506

\$569,888

3 Bedroom, 2.50 Bathroom, 1,886 sqft
Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

Welcome to this thoughtfully designed single-family QUICK POSSESSION home featuring a double attached garage, separate side door entry, and basement rough-ins for future possibilities. The kitchen is a true highlight with 3cm quartz countertops, a stylish hood fan, 42" upper cabinets, water line to the fridge, and a walk-through pantry that flows into the mudroom for everyday convenience. Upstairs, youâ€™ll find a spacious bonus room, a dedicated office space, laundry, and a 4-piece main bath. Three comfortable bedrooms complete the level, including a spacious primary suite with a walk-in closet and a 5-piece ensuite with double sinks for a touch of luxury. Appliances & rough-grading included. Photos from a previous build & may differ; interior colors are not represented, upgrades may vary.

Built in 2025

Essential Information

MLS® #	E4457506
Price	\$569,888
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,886



Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	4239 206 Street
Area	Edmonton
Subdivision	Edgemont (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 3E3

Amenities

Amenities	Ceiling 9 ft., See Remarks
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener, Hood Fan, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 12th, 2025
Days on Market	20

Zoning

Zone 57

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on October 2nd, 2025 at 12:32pm MDT