

## \$759,900 - 4812 212 Street, Edmonton

MLS® #E4430803

**\$759,900**

3 Bedroom, 2.50 Bathroom, 2,005 sqft

Single Family on 0.00 Acres

The Hamptons, Edmonton, AB

\*\*\* A Hamptons Home That Brings People Together \*\*\* Dear Buyer, every now and then you come across a place that doesn't just check the boxes but just feels right. A home where memories are made. Stepping inside, you'll notice vaulted ceilings that let in loads of natural light. The heart of the home? A chef's kitchen w/ gas stove. Whether it's Sunday dinner or a quick bite, this space is perfect for gathering family & friends. Convenient main floor laundry makes day-to-day living easier. Upstairs home office / loft: A quiet space to work from home. Primary bdrm boasts 5pc ensuite & huge walk-in closet. Time to relax? Head down to a fully finished bsmt w/ wet bar & home theatre room: The kind of space where games are watched, and laughter echoes long after the night ends. Two more bdrms + 4pc bath are perfect for visiting family / older children living at home. Double attached garage keeps cars nice & dry. Imagine yourself here. And if it feels like home, well, maybe that's because it should be.

Built in 2009

### Essential Information

MLS® # E4430803

Price \$759,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,005
Acres	0.00
Year Built	2009
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	4812 212 Street
Area	Edmonton
Subdivision	The Hamptons
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 0G2

### **Amenities**

Amenities	Deck, No Smoking Home, Wet Bar
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Golf Nearby, No Through Road, Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 14th, 2025
Days on Market	62
Zoning	Zone 58
HOA Fees	190
HOA Fees Freq.	Annually

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 June 15th, 2025 at 5:02pm MDT