

## \$389,900 - 5415 204 Street, Edmonton

MLS® #E4447831

**\$389,900**

3 Bedroom, 2.50 Bathroom, 1,189 sqft

Single Family on 0.00 Acres

The Hamptons, Edmonton, AB

Great value in the family-friendly community of The Hamptons! This affordable and well-maintained 2-storey half duplex is tucked away on a quiet cul-de-sac - ideal as a starter home or investment property. Featuring a bright, open layout with 3 bedrooms, 2.5 bathrooms, and a generously sized backyard perfect for outdoor entertaining. There's plenty of room for family and friends - with bar seating that allows guests to gather and chat while you cook. Upstairs, you'll find a spacious primary bedroom with plenty of room for your furniture, a generous closet, and a 3-piece en-suite. Two additional bedrooms offer versatile options for children, guests, or a home office. Excellent location - just minutes from schools, shopping, and with convenient access to the Henday. This home needs to be seen in person to be fully appreciated!

Built in 2005

### Essential Information

MLS® #	E4447831
Price	\$389,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,189



Acres	0.00
Year Built	2005
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	5415 204 Street
Area	Edmonton
Subdivision	The Hamptons
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 2Z1

### Amenities

Amenities	Vinyl Windows
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Partial, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 15th, 2025
Days on Market	8

Zoning	Zone 58
HOA Fees	150
HOA Fees Freq.	Annually

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