

## **\$650,000 - 8149 226a Street, Edmonton**

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MLS® #E4424158

**\$650,000**

5 Bedroom, 4.00 Bathroom, 1,705 sqft

Single Family on 0.00 Acres

Rosenthal (Edmonton), Edmonton, AB

This two-story home offers 5 bedrooms, 4 bathrooms, a fully finished basement with a legal suite, and a detached double garage. The main floor includes a kitchen, living room, dining room, one bedroom, and a full bathroom. Upstairs, you'll find three spacious bedrooms and a shared bath, with the primary bedroom featuring a walk-in closet and ensuite. The basement legal suite has a separate entrance, providing added convenience. Located close to schools, shopping, and amenities, with quick access to the Henday.

Built in 2022

### **Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | E4424158               |
| Price          | \$650,000              |
| Bedrooms       | 5                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 4                      |
| Square Footage | 1,705                  |
| Acres          | 0.00                   |
| Year Built     | 2022                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |



## Community Information

|             |                      |
|-------------|----------------------|
| Address     | 8149 226a Street     |
| Area        | Edmonton             |
| Subdivision | Rosenthal (Edmonton) |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5T 7S7              |

## Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Detectors Smoke        |
| Parking   | Double Garage Detached |

## Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Garage Control, Garage Refrigerators-Two, Stoves Microwave Hood Fan-Two |
| Heating           | Forced Air-1, Natural Gas   |
| Stories           | 3   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

## Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl                                    |
| Exterior Features | Back Lane, Park/Reserve, Transportation, Schools, Sho |
| Roof              | Asphalt Shingles                                      |
| Construction      | Wood, Stone, Vinyl                                    |
| Foundation        | Concrete Perimeter                                    |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | March 5th, 2025 |
| Days on Market | 46              |
| Zoning         | Zone 58         |

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Listing information last updated on April 20th, 2025 at 3:17pm MDT

