\$549,900 - 8109 226a Street, Edmonton

MLS® #E4434634

\$549.900

4 Bedroom, 3.50 Bathroom, 1,392 sqft Single Family on 0.00 Acres

Rosenthal (Edmonton), Edmonton, AB

Welcome a beautifully designed 1392 Sq ft 4-bedroom, 3.1-bath detached home with a legal basement suite in growing community of Rosenthal. The open-concept main floor showcases a stunning kitchen with quartz counters, pantry, a large island, and stainless steel appliances, along with spacious living room, dinning room and a pocket office. Enjoy the convenience of a detached double garage plus two extra parking stalls accessible from back alley that can also be used for your fifth wheel. Ideally situated on a 334.37 sq m lot, close to Future School, Shopping, Golf Course, this home blends comfort and functionality. Don't miss this rare opportunity!

Built in 2023

Essential Information

MLS® # E4434634 Price \$549,900

Bedrooms 4

Bathrooms 3.50

Full Baths 3

Half Baths 1

Square Footage 1,392 Acres 0.00

Year Built 2023







Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

Community Information

Address 8109 226a Street

Area Edmonton

Subdivision Rosenthal (Edmonton)

City Edmonton
County ALBERTA

Province AB

Postal Code T5T 7S8

Amenities

Amenities Off Street Parking, On Street Parking, Ceiling 9 ft., Closet Organizers,

Hot Water Natural Gas, No Smoking Home, Parking-Extra, HRV System

Parking 2 Outdoor Stalls, Double Garage Detached

Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Hood Fan, Window Coverings, Dryer-Two,

Stoves-Two, Washers-Two

Heating Forced Air-1, Natural Gas

Stories 2
Has Suite Yes
Has Basement Yes

Basement Full, Finished

Exterior

Exterior Wood, Brick, Vinyl

Exterior Features Back Lane, Golf Nearby, Partially Landscaped, Playground Nearby,

Public Transportation, Schools, Shopping Nearby

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

Additional Information

Date Listed May 5th, 2025

Days on Market 42

Zoning Zone 58 HOA Fees 115.5 HOA Fees Freq. Annually

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