

Courtesy Of Peter Chen Of MaxWell Polaris

## **\$739,900 - 8038 222a Street Nw, Edmonton**

MLS® #E4264819

### **\$739,900**

9 Bedroom, 4.00 Bathroom, 2,710 sqft  
Single Family on 0.11 Acres

Rosenthal\_EDMO, Edmonton, AB

Very unique custom build brand new home, total 3,655 sqft. living space including the Finished LEGAL Secondary Suite Basement. Total 9 bedrooms, 2 kitchens, 4 full baths, 2 living room, plus 1 bonus room! 9' foot ceilings throughout all 3 levels, Upstairs 5 bedrooms+bonus room, main floor 1 bedroom+full bathroom, extra 3 bedrooms+family room+second kitchen at basement suite! Perfect for a big size family with a lot of vehicle parking space on the side, or make it as your next investment property! Main floor will have stunning upgraded kitchen with built in appliances and walk through pantry, upstairs bonus room and master bedroom will have coffered ceilings. 5pc master ensuite equipped with double vanities, standing shower, and tile surrounded bathtub. Separate entrance to finished legal secondary suite, privately self contained with its own furnace, kitchen and bathroom, extra 3 bedrooms+another living room. Best value, do not miss!

Built in 2021

### **Essential Information**

MLS® #	E4264819
Price	\$739,900
Bedrooms	9



Bathrooms	4.00
Full Baths	4
Square Footage	2,710
Acres	0.11
Year Built	2021
Type	Single Family
Sub-Type	Residential Detached Single Family
Style	2 Storey
Status	ACTIVE
Zone	Zone 58

### Community Information

Address	8038 222a Street Nw
Area	Edmonton
Subdivision	Rosenthal_EDMO
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 7H9

### Amenities

Features	Ceiling 9 ft., HRV System
Parking	Double Garage Attached, Over Sized
# of Garages	2

### Interior

Interior	Carpet, Ceramic Tile, Vinyl Plank
Interior Features	Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Washer, Oven-Built-In, Refrigerators-Two, Stoves-Two
Heating	Forced Air-1
# of Stories	3
Has Basement	Yes
Basement	Full, Fully Finished

### Exterior

Exterior	Vinyl
Exterior Features	Schools, Shopping Nearby, Corner
Roof	Asphalt Shingles

Construction	Concrete
Foundation	Concrete

### **Additional Information**

Date Listed	October 1st, 2021
HOA Fees	100.00
HOA Fees Freq.	Annually

Data is deemed reliable but is not guaranteed accurate by the REALTORS® Association of Edmonton. Copyright 2021 by the REALTORS® Association of Edmonton. All rights reserved.

Listing information last updated on November 28th, 2021 at 1:31pm MST