

\$830,000 - 1756 201 Street, Edmonton

MLS® #E4442828

\$830,000

4 Bedroom, 3.50 Bathroom, 2,662 sqft

Single Family on 0.00 Acres

Stillwater, Edmonton, AB

With nearly 2700 sqft, this home is packed with WOW factor & Fun Features for your Growing Family! The Main Floor shows off with an Open Concept Kitchen, a GIANT QUARTZ BAR, soaring VAULTED CEILINGS, & a DURA DECK Backing on to Lake View—Perfect for Entertaining & BBQ™s. A Main floor Office has you covered. Upstairs, the Bonus Room is kid-approved, & an OPEN TO BELOW layout makes everything feel light & breezy! The Primary Bedroom is a dream with its own COFFEE BAR, Spacious Ensuite, & an ENORMOUS Walk-In Closet with custom organizers (yes, even for your shoe collection!). The 2nd and 3rd Bedrooms are linked with Jack & Jill Bathroom. Downstairs, the Fully Finished Basement has a Flex Room (hello, home gym or playroom!) & a full-blown Movie Night-ready! Theatre Room—Projector, Big Screen, BOSE Sound & all! 4th Bedroom and 4-Piece Bath are perfect for guests. Bonus: Water Softener, Heated 3-CAR GARAGE & Sink, No-Mow Turf, Rock Features & a Front Waterfall—this place is ready to be your Family's Happy Place

Built in 2018

Essential Information

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Price \$830,000



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,662
Acres	0.00
Year Built	2018
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	1756 201 Street
Area	Edmonton
Subdivision	Stillwater
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 0Y1

Amenities

Amenities	Air Conditioner, Ceiling 10 ft., Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, No Smoking Home, HRV System, Natural Gas BBQ Hookup
Parking Spaces	4
Parking	Triple Garage Attached
Is Waterfront	Yes

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garburator, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Washer, Water Softener, Wine/Beverage Cooler, See Remarks, Projector, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door, Wall Mount
Stories	3

Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Lake, Backs Onto Park/Trees, Fenced, Golf Nearby, Landscaped, Level Land, Low Maintenance Landscape, No Back Lane, Park/Reserve, View Lake
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Ormsby / Good Sheppard
Middle	Bruce Smith / Beriault
High	Jasper Place/Oscar Romero

Additional Information

Date Listed	June 17th, 2025
Days on Market	33
Zoning	Zone 57
HOA Fees	367.5
HOA Fees Freq.	Annually

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