

## \$561,990 - 2112 209 Street, Edmonton

MLS® #E4428133

**\$561,990**

3 Bedroom, 2.50 Bathroom, 1,693 sqft

Single Family on 0.00 Acres

Stillwater, Edmonton, AB

Brand New Home by Mattamy Homes in the master planned community Stillwater. This stunning YAMNUSKA detached home offers 3 bedrooms and 2 1/2 bathrooms. The open concept and inviting main floor features including 9' ceilings, a gourmet kitchen with included appliances, quartz countertops, waterline to fridge and a LARGE walk-in pantry. The gas line off the rear is an added bonus! Upstairs, you'll continue to be impressed with a bonus room, walk in laundry room, full bath, and 3 bedrooms. The master is a true oasis, complete with a walk-in closet & luxurious ensuite with double sinks and separate tub/shower. Enjoy the added benefits of this home with its separate side entrance, double attached garage, basement bathroom rough ins and front yard landscaping. Enjoy access to amenities including a playground, planned schools, commercial, wetland reserve, and recreational facilities, sure to compliment your lifestyle! HOA fee. UNDER CONSTRUCTION! See first (2) photos for interior colors, the rest are of the plan

Built in 2024

### Essential Information

MLS® # E4428133

Price \$561,990



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,693
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2112 209 Street
Area	Edmonton
Subdivision	Stillwater
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 2X6

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, Front Porch, Vinyl Windows, See Remarks, Natural Gas BBQ Hookup
Parking	Double Garage Attached

### Interior

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

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Partially Landscaped, Playground Nearby, Schools, See Remarks
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Constable Daniel Woodall
Middle	St. John XXIII

### **Additional Information**

Date Listed	March 25th, 2025
Days on Market	66
Zoning	Zone 57
HOA Fees	500
HOA Fees Freq.	Annually

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