

## **\$195,000 - 416 5350 199 Street, Edmonton**

MLS® #E4428492

**\$195,000**

2 Bedroom, 1.50 Bathroom, 861 sqft

Condo / Townhouse on 0.00 Acres

The Hamptons, Edmonton, AB

Your search ends here! This TOP FLOOR Condo boasts VAULTED Ceilings & is located in the Hamptons. This property gives you 2 Bedrooms & 2 Full Bathrooms as well as a Titled parking stall & In-Suite Laundry! Great value. Open-concept layout features a functional kitchen with plenty of white cabinets & an island. This spacious Living Room leads out onto the South-Facing Balcony to take advantage of much natural light. The Primary Bedroom is accompanied by a 4-Piece Ensuite & Walk-Through Closet. The 2nd Bedroom is located beside the Main Bathroom for convenience. The In-Suite Laundry Room doubles as a large storage space - you can never be without storage in a condo! NEW Laminate flooring throughout the living areas (2019) & Newer Paint. Heat/water included in condo fees. Located within minutes to shopping; schools (Bessie Nichols School); quick access to Henday, etc. Well-maintained & waiting for you to call this beautiful home your own!

Built in 2005

### **Essential Information**

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Price \$195,000

Bedrooms 2



Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	861
Acres	0.00
Year Built	2005
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	416 5350 199 Street
Area	Edmonton
Subdivision	The Hamptons
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 0A4

### Amenities

Amenities	Parking-Visitor, See Remarks
Parking Spaces	1
Parking	Stall

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Landscaped, Park/Reserve, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 1st, 2025
Days on Market	19
Zoning	Zone 58
Condo Fee	\$467

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