

## \$399,900 - 20107 58 Avenue, Edmonton

MLS® #E4446734

**\$399,900**

3 Bedroom, 2.00 Bathroom, 1,026 sqft

Single Family on 0.00 Acres

The Hamptons, Edmonton, AB

This Daytona built, original owner home, is tucked away in the family friendly community of The Hamptons, offering 3 bedrooms, 2 full bathrooms, an island kitchen with plenty of counterspace and cabinetry, dining nook off the kitchen with door access to the attached back deck, big vaulted living room creates an airy and open space, down the hall to the primary with lots of sunny windows, second upper bedroom also a good size, both share a full 4 piece bath, the basement has partial developement with huge windows, eliminating that "basement feel" a big bedroom and it is plumbed for a future kitchenette. The yard is a nice size, partially fenced and ready for a future garage, there is a cement pad in the back. Close to lake with trails, popular schools both Catholic and Public and easy access to shopping and all major amenities.

Built in 2006

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4446734  |
| Price          | \$399,900 |
| Bedrooms       | 3         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,026     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 2006                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bi-Level               |
| Status     | Active                 |

### **Community Information**

|             |                 |
|-------------|-----------------|
| Address     | 20107 58 Avenue |
| Area        | Edmonton        |
| Subdivision | The Hamptons    |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6M 0B4         |

### **Amenities**

|           |                                                                                               |
|-----------|-----------------------------------------------------------------------------------------------|
| Amenities | Off Street Parking, On Street Parking, Deck, No Animal Home, No Smoking Home, Vaulted Ceiling |
| Parking   | Parking Pad Cement/Paved                                                                      |

### **Interior**

|              |                                                                  |
|--------------|------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                                        |
| Stories      | 1                                                                |
| Has Basement | Yes                                                              |
| Basement     | Full, Partially Finished                                         |

### **Exterior**

|                   |                                                             |
|-------------------|-------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                 |
| Exterior Features | Landscaped, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                            |
| Construction      | Wood, Vinyl                                                 |
| Foundation        | Concrete Perimeter                                          |

### **School Information**

|            |                       |
|------------|-----------------------|
| Elementary | Bessie Nichols School |
| Middle     | Bessie Nichols School |
| High       | Bessie Nichols School |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | July 9th, 2025 |
| Days on Market | 23             |
| Zoning         | Zone 58        |
| HOA Fees       | 150            |
| HOA Fees Freq. | Annually       |

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Listing information last updated on August 1st, 2025 at 12:02pm MDT