

\$514,980 - 8112 224 Street, Edmonton

MLS® #E4443896

\$514,980

3 Bedroom, 2.50 Bathroom, 1,694 sqft

Single Family on 0.00 Acres

Rosenthal (Edmonton), Edmonton, AB

Price Improvement!!! Welcome to the beautiful neighbourhood of Rosenthal! This immaculate 2-storey home features 9'™ ceilings and an open-concept layout. The main floor offers a stunning tiled feature wall with fireplace. The kitchen includes quartz countertops, stainless steel appliances, a bar, and a spacious dining area. A main floor den adds space for a home office. Enjoy sunsets on your full-sized deck in the west-facing, maintenance-free backyard. Solar Panels make this home energy efficient, and beat the heat with central air conditioning. Upstairs features a primary bedroom with vaulted ceiling, walk-in closet and 4-piece ensuite, plus two additional bedrooms, a 4-piece bath, and convenient second-floor laundry. The basement is currently a gym but easily converted into a theatre, bedroom or playroom. Family-friendly location near parks, splash park, walking paths, transit, restaurants, groceries and future development of Lewis Farms Rec Centre and schools. Move-in ready with double car garage.

Built in 2015

Essential Information

MLS® # E4443896

Price \$514,980

Bedrooms 3



| | |
|----------------|------------------------|
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,694 |
| Acres | 0.00 |
| Year Built | 2015 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 8112 224 Street |
| Area | Edmonton |
| Subdivision | Rosenthal (Edmonton) |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5T 7A4 |

Amenities

| | |
|-----------|--|
| Amenities | On Street Parking, Air Conditioner, Deck, No Animal Home, Parking-Extra, Solar Equipment |
| Parking | Double Garage Detached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks, TV Wall Mount |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Glass Door |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|----------|-------------|
| Exterior | Wood, Vinyl |
|----------|-------------|

| | |
|-------------------|---|
| Exterior Features | Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 23rd, 2025 |
| Days on Market | 21 |
| Zoning | Zone 58 |
| HOA Fees | 115 |
| HOA Fees Freq. | Annually |

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Listing information last updated on July 14th, 2025 at 4:47pm MDT