

\$674,900 - 8616 221 Street, Edmonton

MLS® #E4459204

\$674,900

6 Bedroom, 4.50 Bathroom, 1,394 sqft

Single Family on 0.00 Acres

Rosenthal (Edmonton), Edmonton, AB

GORGEOUS HOME WITH GARAGE SUITE OVER A TRIPLE CARE GARAGE ON A LARGE LOT! Welcome to Rosenthal, where this MODERN SINGLE FAMILY HOME sits on a MASSIVE LOT and comes complete with a fully self-contained LEGAL GARAGE SUITE. Inside the main home, the OPEN-CONCEPT layout is anchored by a DREAM KITCHEN with sleek cabinetry, stainless steel appliances, a pantry, and generous dining space. Upstairs, 3 SPACIOUS BEDROOMS await—including a primary retreat with WALK-IN CLOSET and 4PC ENSUITE. The finished basement expands your options with a REC ROOM, extra BEDROOM, 4PC BATH, and storage. Thoughtful upgrades shine throughout: CENTRAL A/C, 9'™ ceilings, and stylish lighting. The 720 sqft LEGAL GARAGE SUITE is the ultimate bonus—2 bedrooms, full kitchen, in-suite laundry, and separate entrance—perfect for MULTI-GENERATIONAL LIVING or steady RENTAL INCOME. Close to parks, schools, shopping, and major routes, this property delivers MODERN LIVING and a SMART INVESTMENT in one incredible package!

Built in 2017

Essential Information

MLS® #

E4459204



Price	\$674,900
Bedrooms	6
Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	1,394
Acres	0.00
Year Built	2017
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	8616 221 Street
Area	Edmonton
Subdivision	Rosenthal (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 7H7

Amenities

Amenities	See Remarks
Parking	Triple Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Oven-Microwave, Refrigerator, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Playground Nearby, Public Transportation,

	Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 24th, 2025
Days on Market	38
Zoning	Zone 58
HOA Fees	110
HOA Fees Freq.	Annually

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