

## \$570,990 - 2108 209 Street, Edmonton

MLS® #E4428132

**\$570,990**

3 Bedroom, 2.50 Bathroom, 2,122 sqft

Single Family on 0.00 Acres

Stillwater, Edmonton, AB

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

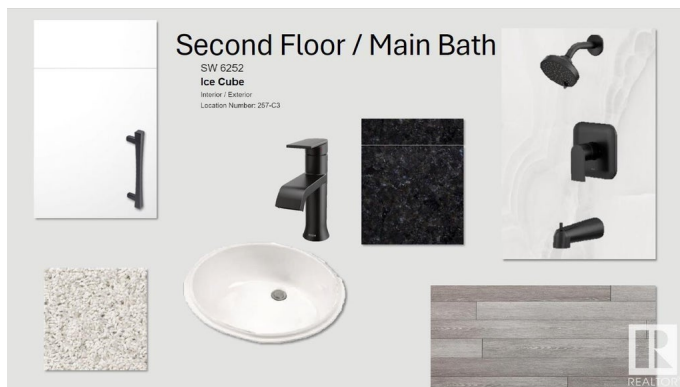
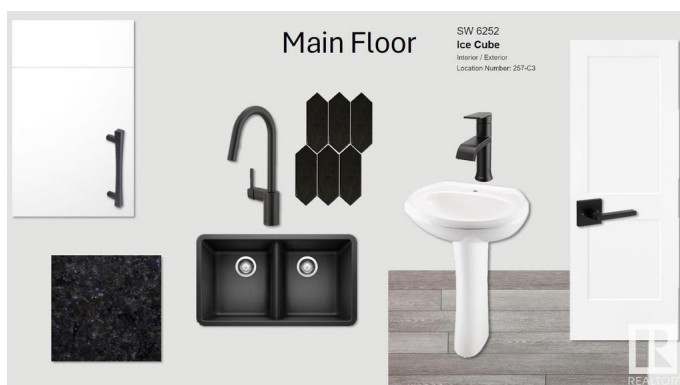
Built in 2024

### Essential Information

MLS® # E4428132

Price \$570,990

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,122
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2108 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                26  
Zoning                              Zone 57  
HOA Fees                         500  
HOA Fees Freq.                Annually

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