

\$574,900 - 9219 209 Street, Edmonton

MLS® #E4432712

\$574,900

3 Bedroom, 3.00 Bathroom, 1,426 sqft

Single Family on 0.00 Acres

Suder Greens, Edmonton, AB

Welcome to this beautifully maintained 3-bedroom, 3-bathroom home, situated on a spacious and private lot that backs directly onto the prestigious Lewis Estates Golf Course in West Edmonton. Offering just under 2,400 square feet of total living space, this property delivers a rare combination of tranquility, generous space, and a prime location perfect for families. Step inside to find an inviting open-concept layout, featuring a spacious living area with large windows that frame picturesque views of the greens. The kitchen is well-appointed with modern appliances, ample cabinetry, which flows into a great living space with a gas fireplace. Step onto your large deck which is ideal for morning coffee or evening BBQs. The fully finished walkout basement provides additional living space and includes 1 bedroom and 1 bathroom—ideal for a cozy retreat. There's also a comfortable area for watching TV, along with direct access to the beautifully landscaped backyard and the golf course beyond.

Built in 2009

Essential Information

MLS® # E4432712

Price \$574,900

Bedrooms 3



| | |
|----------------|------------------------|
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,426 |
| Acres | 0.00 |
| Year Built | 2009 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 1 and Half Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 9219 209 Street |
| Area | Edmonton |
| Subdivision | Suder Greens |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5T 3Y5 |

Amenities

| | |
|-----------|--|
| Amenities | Deck, Detectors Smoke, Fire Pit, Skylight, Vaulted Ceiling, Walkout Basement |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher - Energy Star, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Backs Onto Park/Trees, Cul-De-Sac, Fenced, Golf Nearby, Landscaped, No Back Lane, No Through Road, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |

| | |
|--------------|--------------------|
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|-----------------------|
| Elementary | St. Benedict Catholic |
| Middle | Holy Cross School |
| High | St. Francis Xavier |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 25th, 2025 |
| Days on Market | 6 |
| Zoning | Zone 58 |

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