

# \$319,999 - 5604 199 Street, Edmonton

MLS® #E4441943

**\$319,999**

2 Bedroom, 2.50 Bathroom, 1,218 sqft  
Condo / Townhouse on 0.00 Acres

The Hamptons, Edmonton, AB

Welcome to this beautifully upgraded townhome in the desirable community of The Hamptons! This well-maintained unit features a long list of recent improvements, including quartz countertops in both the kitchen and bathrooms, freshly painted walls and cabinetry, upgraded sinks and faucets, and new carpet throughout. The hardwood flooring has been restained, and you'll appreciate the convenience of a new microwave, sink garburator, and bidet in the primary ensuite. Stay cool in the summer with the central A/C unit, and enjoy the low-maintenance artificial turf in the front yard. The home faces west onto a private walkway for added privacy and natural light, and it's conveniently located next to visitor parking. This move-in-ready home offers comfort, style, and a fantastic location – don't miss your chance to own in The Hamptons!

Built in 2006

## Essential Information

MLS® #	E4441943
Price	\$319,999
Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1



Square Footage	1,218
Acres	0.00
Year Built	2006
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	5604 199 Street
Area	Edmonton
Subdivision	The Hamptons
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 2Z9

### **Amenities**

Amenities	Air Conditioner, Detectors Smoke, Parking-Visitor
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Public Transportation
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 12th, 2025
Days on Market	4
Zoning	Zone 58
HOA Fees	183.75
HOA Fees Freq.	Annually
Condo Fee	\$327

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 15th, 2025 at 11:32pm MDT