

\$799,000 - 8616 221 Street, Edmonton

MLS® #E4450398

\$799,000

6 Bedroom, 4.50 Bathroom, 2,190 sqft

Single Family on 0.00 Acres

Rosenthal (Edmonton), Edmonton, AB

MODERN DESIGN, VERSATILE LIVING, AND INCOME POTENTIAL! Welcome to this beautifully designed SINGLE FAMILY HOME in Rosenthal – complete with a fully self-contained LEGAL GARAGE SUITE. The main home offers an open-concept layout with stylish finishes throughout, including a DREAM KITCHEN featuring sleek cabinetry, stainless steel appliances, a pantry, and generous dining space. Upstairs, discover 3 SPACIOUS BEDROOMS including a primary suite with WALK-IN CLOSET and 4PC ENSUITE. The basement is finished with an additional BEDROOM, REC ROOM, 4PC BATH, and ample storage. Enjoy added value with CENTRAL A/C, 9â€™™ ceilings, upgraded lighting, and thoughtful storage solutions. The LEGAL GARAGE SUITE features 2 bedrooms, a full kitchen, in-suite laundry, and separate entrance – ideal for MULTI-GENERATIONAL LIVING or steady RENTAL INCOME. Conveniently located near parks, schools, shopping, and major roadways – this home offers MODERN FUNCTIONALITY and SMART INVESTMENT wrapped into one!

Built in 2017

Essential Information

MLS® #

E4450398



| | |
|----------------|------------------------|
| Price | \$799,000 |
| Bedrooms | 6 |
| Bathrooms | 4.50 |
| Full Baths | 4 |
| Half Baths | 1 |
| Square Footage | 2,190 |
| 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 | July 30th, 2025 |
| Days on Market | 2 |
| Zoning | Zone 58 |
| HOA Fees | 110 |
| HOA Fees Freq. | Annually |

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Listing information last updated on August 1st, 2025 at 8:17am MDT