

## \$515,000 - 20615 50 Avenue, Edmonton

MLS® #E4441865

### \$515,000

5 Bedroom, 3.50 Bathroom, 1,845 sqft

Single Family on 0.00 Acres

The Hamptons, Edmonton, AB

Welcome to 20615 50 Ave in the Hamptons! This 5 bed, 3.5 bath home is the perfect fit for growing families. The bright and open main floor features hardwood floors, extra windows, a spacious white kitchen with stainless steel appliances, plus a main floor den, laundry, and a sunny south-facing backyard. Upstairs offers 3 generous bedrooms, a vaulted bonus room with gas fireplace, and a custom climbing wall—a fun and unique flex space for kids or active families. The primary suite includes a walk-in closet and 4-pc ensuite. The fully finished basement adds 2 more bedrooms, a full bath, and plenty of storage. Incredible location close to schools, parks, trails, and easy Henday access. The perfect blend of space, style, and family-friendly function!

Built in 2006

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4441865  |
| Price          | \$515,000 |
| Bedrooms       | 5         |
| Bathrooms      | 3.50      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 1,845     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 2006                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### **Community Information**

|             |                 |
|-------------|-----------------|
| Address     | 20615 50 Avenue |
| Area        | Edmonton        |
| Subdivision | The Hamptons    |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6M 0C4         |

### **Amenities**

|           |                                      |
|-----------|--------------------------------------|
| Amenities | Deck, No Smoking Home, Vinyl Windows |
| Parking   | Double Garage Attached               |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Corner, Mantel  |
| Stories           | 3   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Fenced, Flat Site, Landscaped, No Back Lane, Playground Nearby, Private Setting, Public Transportation, Schools, Shopping Nearby |
| 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       | 150             |
| HOA Fees Freq. | Annually        |

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Listing information last updated on June 16th, 2025 at 6:32am MDT