

## \$294,900 - 230 1520 Hammond Gate, Edmonton

MLS® #E4429581

**\$294,900**

2 Bedroom, 2.00 Bathroom, 1,534 sqft

Condo / Townhouse on 0.00 Acres

The Hamptons, Edmonton, AB

Discover this stunning 2-bedroom plus den, 2-bathroom condo, thoughtfully designed for both comfort and style. Located on the second floor, this bright and airy home features brand-new countertops, sleek stainless steel appliances, new kitchen flooring, and air conditioning—bringing modern convenience and year-round comfort to your everyday living. The open-concept layout is bathed in natural light from large windows, creating a warm and welcoming atmosphere. The versatile den offers the perfect space for a home office, guest room, or reading nook—tailored to suit your lifestyle. Step outside onto the spacious balcony that overlooks a peaceful courtyard—ideal for relaxing or entertaining guests. You'll also appreciate the oversized storage space, providing plenty of room for all your essentials.

Additional perks include two parking stalls, one underground and one above ground, offering comfort and security for you and your guests year-round. Conveniently located just minutes from the Anthony Henday.

Built in 2008

### Essential Information

MLS® # E4429581

Price \$294,900



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,534
Acres	0.00
Year Built	2008
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	230 1520 Hammond Gate
Area	Edmonton
Subdivision	The Hamptons
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 0J4

### **Amenities**

Amenities	Air Conditioner, Detectors Smoke, Parking-Visitor, Secured Parking, Social Rooms, Storage-In-Suite
Parking Spaces	2
Parking	Stall, Underground

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	In Floor Heat System, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, Unfinished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Golf Nearby, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 6th, 2025
Days on Market	27
Zoning	Zone 58
Condo Fee	\$839

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