

Courtesy Of Simon Roa Of Century 21 Leading

## **\$335,000 - 97 465 Hemingway Road, Edmonton**

MLS® #E4441025

**\$335,000**

2 Bedroom, 2.50 Bathroom, 1,220 sqft  
Condo / Townhouse on 0.00 Acres

The Hamptons, Edmonton, AB

Welcome to this stunning 1,220 sqft townhouse featuring 2 Bed (2 Primary Suites), 2.5 Bath perfectly situated in a quiet and beautiful neighborhood surrounded by schools and parks. The open-concept layout is highlighted by a beautiful kitchen and plenty of windows that fill the space with natural light. Enjoy cooking with a generous eating bar, ample counter space, and stainless steel appliances. A spacious living room, feature wall dining area & convenient 2-piece bath completes the main level. Upstairs, discover a versatile flex space ideal for remote working or additional living. You also have the added luxury of two primary suites, each boasting walk-in closets and ensuite bathrooms, ensuring comfort and privacy. In the basement, you'll find the washer & dryer with ample amounts of space for storage along with the double attached garage. Low Condo fee and plenty of visitor parkings. Only minutes away from shopping centers, transportation and major routes. Don't wait. This one won't last.

Built in 2009

### **Essential Information**

|        |           |
|--------|-----------|
| MLS® # | E4441025  |
| Price  | \$335,000 |



|                |                   |
|----------------|-------------------|
| Bedrooms       | 2                 |
| Bathrooms      | 2.50              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,220             |
| Acres          | 0.00              |
| Year Built     | 2009              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 97 465 Hemingway Road |
| Area        | Edmonton              |
| Subdivision | The Hamptons          |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T6M 0J7               |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Detectors Smoke, No Animal Home, No Smoking Home, Parking-Visitor |
| Parking Spaces | 2   |
| Parking        | Double Garage Attached  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | See Remarks, Unfinished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Fenced, Low Maintenance Landscape, No Through Road, Playground Nearby, Public Transportation, Schools, Shopping Nearby |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 6th, 2025 |
| Days on Market | 39             |
| Zoning         | Zone 58        |
| HOA Fees       | 183.75         |
| HOA Fees Freq. | Annually       |
| Condo Fee      | \$274          |

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Listing information last updated on July 15th, 2025 at 1:32pm MDT