

# \$639,800 - 8136 230 Street, Edmonton

MLS® #E4463365

**\$639,800**

4 Bedroom, 3.00 Bathroom, 2,068 sqft  
Single Family on 0.00 Acres

Rosenthal (Edmonton), Edmonton, AB

Introducing the "HEMSWORTH" by Master Home Builder HOMES BY AVI. Exceptional new home with all the bells & whistles for comfort living in the heart of Rosenthal. Highly sought after floor plan features 4 bedrooms, 3 bathrooms (FULL BEDROOM & 4PC BATH ON MAIN LEVEL), upper-level loft style family room & laundry room PLUS & SEPARATE SIDE ENTRANCE for future basement development (possible future legal basement suite). West backing home includes deck w/BBQ gas line on PIE LOT. Home showcases 9'™ ceiling height on main floor & basement with breathtaking OPEN TO BELOW great room showcasing stunning window wall & electric fireplace. Chef's kitchen boasts pot & pan drawers, centre island, granite countertops throughout, chimney hood fan, walk-thru pantry & robust builder appliance allowance. Luxurious private ensuite off spacious owners retreat, complete with soaker tub, glass shower, dual sinks & walk-thru WIC. Upper-level jr rooms each have WIC's. This home is OUTSTANDING & perfect for multigenerational living.



Built in 2025

## Essential Information

MLS® #	E4463365
Price	\$639,800

Lease Rate	\$8
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,068
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	8136 230 Street
Area	Edmonton
Subdivision	Rosenthal (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 7Y1

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Detectors Smoke, Hot Water Electric, No Animal Home, No Smoking Home, Television Connection, Vinyl Windows, HRV System, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener, Hood Fan, Builder Appliance Credit
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert, Mantel
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	No Back Lane, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Partially Fenced
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	La Perle School
Middle	Michael Phair School
High	Jasper Place High School

### **Additional Information**

Date Listed	October 24th, 2025
Days on Market	9
Zoning	Zone 58
HOA Fees	120
HOA Fees Freq.	Annually

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 November 2nd, 2025 at 1:17am MDT