

## \$549,900 - 1763 201 Street, Edmonton

MLS® #E4427970

**\$549,900**

3 Bedroom, 2.50 Bathroom, 1,905 sqft  
Single Family on 0.00 Acres

Stillwater, Edmonton, AB

Stunning Stillwater two story with unique elevation - not another cookie cutter! Walking up gives an estate home vibe - step into the foyer and appreciate the vinyl plank flooring. Main floor den for those who work from home. The living/dining and kitchen areas are open and spacious. Kitchen features a pantry, island with flush eating bar, quartz counter tops and stainless steel appliances. A two pce. powder room completes this level. On the second floor there is a large bonus room, laundry room, owners suite with full ensuite and walk-in closet plus two more good sized bedrooms and a second full bathroom. The basement is unspoiled and ready for your unique development! This home is bright and clean and has been well maintained. Stillwater is uniquely located so you feel like you're secluded but still close to amenities!

Built in 2018

### Essential Information

MLS® #	E4427970
Price	\$549,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,905



Acres	0.00
Year Built	2018
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1763 201 Street
Area	Edmonton
Subdivision	Stillwater
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 0Y1

### Amenities

Amenities	Deck
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Low Maintenance Landscape
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	March 25th, 2025
Days on Market	57

Zoning	Zone 57
HOA Fees	400
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 May 20th, 2025 at 10:17pm MDT