

\$509,600 - 8123 228 Street, Edmonton

MLS® #E4436021

\$509,600

3 Bedroom, 2.50 Bathroom, 1,528 sqft

Single Family on 0.00 Acres

Rosenthal (Edmonton), Edmonton, AB

Introducing the "SASHA" by Master Home Builder HOMES BY AVI. Exceptional new construction with all the bells & whistles for comfort living in the heart of Rosenthal. Highly sought after floor plan features 3 bedrooms, 2.5 bath, upper-level loft style family room & laundry closet PLUS main level pocket office & SEPARATE SIDE ENTRANCE for future basement development (possible future legal basement suite). Home showcases 9'™ ceiling height on main floor & basement. Kitchen boasts pot & pan drawers, centre island, granite countertops throughout, chimney hood fan & builder appliance allowance. Back mudroom & 2 pc powder room off amazing open concept great room. Private ensuite is complimented by large WIC & luxurious 4 pc ensuite with Jack & Jill sinks. 2 add'l jr rooms & 4 pc bath. EXTRAORDINARY HOME built by EXTRAORDINARY BUILDER! Welcome Home!

Built in 2025

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4436021 |
| Price | \$509,600 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |



| | |
|----------------|------------------------|
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,528 |
| Acres | 0.00 |
| Year Built | 2025 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 8123 228 Street |
| Area | Edmonton |
| Subdivision | Rosenthal (Edmonton) |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5T 7X8 |

Amenities

| | |
|-----------|---|
| Amenities | Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, Hot Water Electric, HRV System, 9 ft. Basement Ceiling |
| Parking | Parking Pad Cement/Paved |

Interior

| | |
|-------------------|------------------------------------|
| Interior Features | ensuite bathroom |
| Appliances | Hood Fan, Builder Appliance Credit |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Back Lane, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

School Information

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

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 12th, 2025 |
| Days on Market | 115 |
| 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 September 4th, 2025 at 3:02pm MDT