

## **\$195,000 - 324 5350 199 Street, Edmonton**

MLS® #E4461006

**\$195,000**

2 Bedroom, 2.00 Bathroom, 904 sqft

Condo / Townhouse on 0.00 Acres

The Hamptons, Edmonton, AB

FANTASTIC VALUE in The Hamptons! This bright 2 bed/2 bath condo in Park Place Hamptons comes with 2 titled parking stalls and in-suite laundry with large storage. The open floor plan features new vinyl plank flooring throughout the entire unit, with a spacious eat-in kitchen, generous living room, and access to a private deck, perfect for BBQs or relaxing. The primary suite offers a walk-through closet and 4pc ensuite, while the second bedroom is equally roomy. Big windows bring in loads of natural light throughout. Well-maintained building with wide hallways and elevators, plus condo fees include heat, water, and more. Conveniently close to shopping, dining, trails, and quick connections to the Henday, Whitemud, and West Edmonton Mall. A move-in ready home in a great community!

Built in 2005

### **Essential Information**

|                |           |
|----------------|-----------|
| MLS® #         | E4461006  |
| Price          | \$195,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 904       |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 2005                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 324 5350 199 Street |
| Area        | Edmonton            |
| Subdivision | The Hamptons        |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6M 0A4             |

### Amenities

|           |                                                                                                         |
|-----------|---------------------------------------------------------------------------------------------------------|
| Amenities | Detectors Smoke, Parking-Plug-Ins, Parking-Visitor, Security Door, Sprinkler System-Fire, Vinyl Windows |
| Parking   | 2 Outdoor Stalls                                                                                        |

### Interior

|                   |                                                                                   |
|-------------------|-----------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                  |
| Appliances        | Dishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric |
| Heating           | Baseboard, Natural Gas                                                            |
| # of Stories      | 4                                                                                 |
| Stories           | 4                                                                                 |
| Has Basement      | Yes                                                                               |
| Basement          | None, No Basement                                                                 |

### Exterior

|                   |                                                                                                                 |
|-------------------|-----------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                     |
| Exterior Features | Flat Site, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                |
| Construction      | Wood, Vinyl                                                                                                     |
| Foundation        | Concrete Perimeter                                                                                              |

### School Information

|            |                       |
|------------|-----------------------|
| Elementary | Bessie Nichols School |
|------------|-----------------------|

Middle

Sister Annata Brockman Cat

Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 6th, 2025 |
| Days on Market | 17                |
| Zoning         | Zone 58           |
| HOA Fees       | 75                |
| HOA Fees Freq. | Annually          |
| Condo Fee      | \$478             |

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Listing information last updated on October 23rd, 2025 at 6:17pm MDT