

## \$234,900 - 431 1520 Hammond Gate, Edmonton

MLS® #E4426932

**\$234,900**

2 Bedroom, 2.00 Bathroom, 868 sqft

Condo / Townhouse on 0.00 Acres

The Hamptons, Edmonton, AB

Remarkable 2 bedroom condo on the top (fourth) floor with 12 ft vaulted ceilings!! This spacious unit is bright and open and has had many upgrades, light fixtures, faucets, counter tops, cabinets, 36 inch island and carpet. The beautiful kitchen has newer Stainless Steel appliances, and there is in-suite laundry. Heating is in-floor radiant heat, and the windows are energy efficient. Located in the wonderful west end complex of Park Place Hamptons. Easy access to Anthony Henday, Whitemud & Highway 60, shopping, restaurants, public transportation & golf course. Move in and enjoy!!

Built in 2008

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4426932               |
| Price          | \$234,900              |
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 868                    |
| Acres          | 0.00                   |
| Year Built     | 2008                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 431 1520 Hammond Gate |
| Area        | Edmonton              |
| Subdivision | The Hamptons          |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T6M 0J4               |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Parking-Visitor, Security Door, Vaulted Ceiling |
| Parking Spaces | 1   |
| Parking        | Underground                                     |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | In Floor Heat System, Natural Gas  |
| # of Stories      | 4  |
| Stories           | 1  |
| Has Basement      | Yes  |
| Basement          | None, No Basement  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Golf Nearby, Landscaped, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stone, Vinyl   |
| Foundation        | Concrete Perimeter   |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 21st, 2025 |
| Days on Market | 37               |
| Zoning         | Zone 58          |
| Condo Fee      | \$478            |

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Listing information last updated on April 27th, 2025 at 2:47pm MDT