

## \$693,900 - 2008 206 Street, Edmonton

MLS® #E4449485

**\$693,900**

6 Bedroom, 4.00 Bathroom, 2,668 sqft

Single Family on 0.00 Acres

Stillwater, Edmonton, AB

INCREDIBLY SPACIOUS, FULLY FINISHED, AND LOADED WITH EXTRAS! Located in the sought-after west Edmonton's Stillwater, this stunning 6 BEDROOM, 4 BATHROOM home offers over 3,200 SQFT OF LIVING SPACE across three levelsâ€”perfect for growing families or multi-generational living. The open-concept main floor features a large living area, central dining space, and a bright kitchen with modern finishes, pantry, and access to the MUDROOM and attached garage. Main floor bedroom or office for added flexibility. Upstairs, find 4 spacious bedrooms, a bonus room, full laundry, and a luxurious primary suite with dual sinks, soaker tub, and walk-in closet. The finished basement includes bedroom, a rec room, and storage. Stay comfortable year-round with CENTRAL A/C or GAS FIREPLACE and enjoy the beautifully landscaped backyard, complete with a BRICKED OUTDOOR LIVING AREA and HOT TUBâ€”ideal for relaxing or entertaining. Set in a family-friendly neighbourhood near parks, trails, and major roadwaysâ€”this home truly has it all!

Built in 2021

### Essential Information

MLS® # E4449485

Price \$693,900



Bedrooms	6
Bathrooms	4.00
Full Baths	4
Square Footage	2,668
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2008 206 Street
Area	Edmonton
Subdivision	Stillwater
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 1M7

### Amenities

Amenities	Air Conditioner, Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, Hot Tub, Patio
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped, Public Transportation, Schools,

	Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	July 24th, 2025
Days on Market	3
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 July 27th, 2025 at 7:17pm MDT