

## \$239,000 - 230 1520 Hammond Gate, Edmonton

MLS® #E4464678

**\$239,000**

2 Bedroom, 2.00 Bathroom, 1,534 sqft

Condo / Townhouse on 0.00 Acres

The Hamptons, Edmonton, AB

Incredible value at just \$239,000! Discover this spacious 1,533 sq. ft. 2-bedroom plus den, 2-bathroom condo, thoughtfully designed for both comfort and style. Located on the second floor, this bright and airy home showcases brand-new countertops, a new dishwasher, sleek stainless steel appliances, updated kitchen flooring, and air conditioning—offering modern convenience and year-round comfort. The open-concept layout is filled with natural light from large windows, creating a warm and inviting atmosphere throughout. The versatile den provides the ideal space for a home office, guest room, or reading nook—perfectly adaptable to your lifestyle. Step out onto the spacious balcony overlooking a peaceful courtyard, an ideal spot to relax or entertain guests. You™ll also love the oversized storage space, giving you plenty of room for all your essentials. This home includes \*\*two parking stalls—one underground and one above ground—\*\*Perfectly located just minutes from the Anthony Henday.

Built in 2008

### Essential Information

MLS® # E4464678

Price \$239,000

Bedrooms 2



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,534                  |
| Acres          | 0.00                   |
| Year Built     | 2008                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 230 1520 Hammond Gate |
| Area        | Edmonton              |
| Subdivision | The Hamptons          |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T6M 0J4               |

### Amenities

|                |                                                                                                    |
|----------------|----------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Detectors Smoke, Parking-Visitor, Secured Parking, Social Rooms, Storage-In-Suite |
| Parking Spaces | 2                                                                                                  |
| Parking        | Stall, Underground                                                                                 |

### Interior

|                   |                                                                                                                                         |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                        |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | In Floor Heat System, Natural Gas                                                                                                       |
| # of Stories      | 4                                                                                                                                       |
| Stories           | 1                                                                                                                                       |
| Has Basement      | Yes                                                                                                                                     |
| Basement          | None, Unfinished                                                                                                                        |

### Exterior

|                   |                                                              |
|-------------------|--------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                           |
| Exterior Features | Golf Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                             |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Stone, Vinyl |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | November 4th, 2025 |
| Days on Market | 2                  |
| Zoning         | Zone 58            |
| Condo Fee      | \$867              |

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