

# \$1,699,000 - 7222 119 St Nw, Edmonton

MLS® #E4450857

**\$1,699,000**

4 Bedroom, 4.00 Bathroom, 2,463 sqft

Single Family on 0.21 Acres

Belgravia, Edmonton, Alberta

Welcome to the Hammock House in Belgravia. house is 3 yrs old a true masterpiece of design & craftsmanship. Boasting 3,609 sq/ft of finished space (includes basement & garage suite). Stunning timber-frame 4 bedrooms (1 in garage suite) bungalow built by Stone Ridge Homes. Rebuilt on the foundation everything including the basement finishes are new. A distinctive Norwegian-inspired aesthetic with an open-concept layout, soaring ceilings an abundance of natural light. Fireplaces—both wood-burning & gas—create warmth throughout, while skylights & expansive windows enhance the bright, airy feel. On a rare large lot, it's a dream for homeowners & four-legged friends, with massive dog run & beautifully curated native landscaping. Self-watering planters line the decks, sun-drenched front back patios. A rear incredible fully timber-framed 3 car garage, 938 sf suite above (1 Bedroom 1 bathroom)—perfect for rental income (currently leased at \$2,000/mth) or multi-generational living. (id:6289)

Built in 1952

## Essential Information

|           |             |
|-----------|-------------|
| Listing # | E4450857    |
| Price     | \$1,699,000 |
| Bedrooms  | 4           |
| Bathrooms | 4.00        |



|                |               |
|----------------|---------------|
| Half Baths     | 1             |
| Square Footage | 2,463         |
| Acres          | 0.21          |
| Year Built     | 1952          |
| Type           | Single Family |
| Sub-Type       | Freehold      |
| Style          | Bungalow      |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 7222 119 St Nw |
| Subdivision | Belgravia      |
| City        | Edmonton       |
| Province    | Alberta        |
| Postal Code | T6G1V6         |

### Amenities

|              |                                                               |
|--------------|---------------------------------------------------------------|
| Amenities    | Schools, Shopping, Ski hill                                   |
| Features     | Private setting, Treed, Flat site, Paved lane, Lane, Skylight |
| Parking      | Attached Garage                                               |
| # of Garages | 1                                                             |

### Interior

|              |                                                                                                                                        |
|--------------|----------------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Garage door opener remote(s), Garage door opener, Hood Fan, Window Coverings, Dryer, Refrigerator, Two stoves, Two Washers, Dishwasher |
| Heating      | Forced air, In Floor Heating                                                                                                           |
| Fireplace    | Yes                                                                                                                                    |
| Fireplaces   | Wood                                                                                                                                   |
| # of Stories | 1                                                                                                                                      |
| Has Basement | Yes                                                                                                                                    |

### Listing Details

|                |                    |
|----------------|--------------------|
| Listing Office | Century 21 Masters |
|----------------|--------------------|



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