

\$725,000 - 8704 207 Street, Edmonton

MLS® #E4439408

\$725,000

4 Bedroom, 3.50 Bathroom, 2,332 sqft

Single Family on 0.00 Acres

Suder Greens, Edmonton, AB

A rare find! This upgraded 4-bedroom family home sits on an incredible 678 sq. meter pie-shaped lot—more than double the size of most new lots—in a quiet cul-de-sac in Meadowland Estates of Suder Greens. The open-concept main level features hardwood floors, a den/office, spacious living room with gas fireplace, window-filled dining area, and a renovated kitchen with quartz counters, premium appliances, walk-through pantry, and extended island with seating. Upstairs offers a large bonus room, 3 bedrooms, and a stunning 5-piece ensuite with heated floors, stand-alone tub, double sinks, & tiled glass shower. The fully finished basement includes a huge rec room, family room, gym/bedroom, and stylish 4-piece bath. Outside is a southwest-facing backyard oasis with a gazebo-covered maintenance-free deck and patio—perfect for families, entertaining, or relaxing in the sun. Features include, new shingles '23, new AC/Furnace '21 and heated double garage. This one-of-a-kind lot sets this home apart—inside and out!

Built in 2007

Essential Information

MLS® # E4439408

Price \$725,000



| | |
|----------------|------------------------|
| Bedrooms | 4 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,332 |
| Acres | 0.00 |
| Year Built | 2007 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 8704 207 Street |
| Area | Edmonton |
| Subdivision | Suder Greens |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5T 6Y1 |

Amenities

| | |
|----------------|---|
| Amenities | Air Conditioner, Closet Organizers, Deck, No Animal Home, No Smoking Home, Patio, Vinyl Windows |
| Parking Spaces | 4 |
| Parking | Double Garage Attached, Heated |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Gas, Washer, Window Coverings, See Remarks |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stucco |
| Exterior Features | Cul-De-Sac, Fenced, Golf Nearby, Landscaped, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|----------------------|
| Elementary | Winterburn School |
| Middle | Michael Phair School |
| High | Jasper Place School |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 30th, 2025 |
| Days on Market | 16 |
| Zoning | Zone 58 |

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 June 15th, 2025 at 5:02pm MDT