

## \$615,000 - 4204 Hawthorn Row, Edmonton

MLS® #E4449530

**\$615,000**

4 Bedroom, 2.50 Bathroom, 2,107 sqft

Single Family on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

**STYLE, SPACE & LOCATION** - This beautifully upgraded 4 BEDROOM, 2.5 BATHROOM home in THE ORCHARDS offers nearly 2,100 SQFT ABOVE GRADE with a finished WALK-OUT basement, ideal for families and entertainers alike. Step inside to discover an open-concept layout filled with NATURAL LIGHT, 9 FT CEILINGS, and elegant designer touches throughout. The showstopping kitchen features a WATERFALL ISLAND, modern cabinetry, and premium appliances, all anchored by a striking TILE-WRAPPED FIREPLACE in the main living area. Upstairs, you'll find 3 spacious bedrooms, including a stunning primary suite with a large walk-in closet and 5PC ENSUITE. Custom ACCENT WALLS add warmth and personality to the bedrooms, while upstairs laundry adds convenience. The basement includes an additional bedroom, or a flexible rec space. Outside, enjoy a thoughtfully landscaped backyard with a CONCRETE PATIO, PERGOLA, and OUTDOOR PERMANENT LIGHTING. With A/C, a double garage, and WALKING DISTANCE to PUBLIC SCHOOLS, this home checks every box!

Built in 2022

### Essential Information

MLS® #

E4449530



|                |                        |
|----------------|------------------------|
| Price          | \$615,000              |
| Bedrooms       | 4                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,107                  |
| Acres          | 0.00                   |
| Year Built     | 2022                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 3 Storey               |
| Status         | Active                 |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 4204 Hawthorn Row         |
| Area        | Edmonton                  |
| Subdivision | The Orchards At Ellerslie |
| City        | Edmonton                  |
| County      | ALBERTA                   |
| Province    | AB                        |
| Postal Code | T6X 2Y7                   |

### Amenities

|           |                                                                         |
|-----------|-------------------------------------------------------------------------|
| Amenities | Air Conditioner, Ceiling 9 ft., Deck, Vaulted Ceiling, Walkout Basement |
| Parking   | Double Garage Attached                                                  |

### Interior

|                   |                                                                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                  |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                         |
| Fireplace         | Yes                                                                                                                                               |
| Fireplaces        | Tile Surround                                                                                                                                     |
| Stories           | 3                                                                                                                                                 |
| Has Basement      | Yes                                                                                                                                               |
| Basement          | Partial, Finished                                                                                                                                 |

### Exterior

|                   |                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Metal, Vinyl, Hardie Board Siding                                                           |
| Exterior Features | Corner Lot, Fenced, Flat Site, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                  |
| Construction      | Wood, Metal, Vinyl, Hardie Board Siding                                                           |
| Foundation        | Concrete Perimeter                                                                                |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 24th, 2025 |
| Days on Market | 10              |
| Zoning         | Zone 53         |
| HOA Fees       | 425             |
| 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 August 3rd, 2025 at 4:02am MDT