

\$249,000 - 445 1520 Hammond Gate Gate, Edmonton

MLS® #E4452477

\$249,000

3 Bedroom, 2.00 Bathroom, 1,384 sqft

Condo / Townhouse on 0.00 Acres

The Hamptons, Edmonton, AB

WOW. SELLER WILL PAY CONDO FEES FOR 6 MONTHS! Top-Floor Luxury Living in Park Place Hamptons. Enjoy the best of condo convenience in this spacious 1,385 sq. ft. top-floor unit. Amazing 3 bedrooms plus a den, there's plenty of room for family, guests, or a home office. The kitchen boasts maple cabinetry paired with sleek stainless steel appliances. The generous primary suite includes a walk-around closet and a private 4-piece ensuite. You'll also appreciate the oversized in-suite laundry and storage room, along with a 100 sq. ft. balcony for your morning coffee or evening unwind. Your vehicle will stay warm and secure in the heated underground with 2 tandem stall. Ideally located close to schools, parks, shopping, and transit, this home offers both comfort and convenience. Call this home today.

Built in 2008

Essential Information

MLS® #	E4452477
Price	\$249,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,384



Acres	0.00
Year Built	2008
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	445 1520 Hammond Gate Gate
Area	Edmonton
Subdivision	The Hamptons
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 0J4

Amenities

Amenities	Deck, Parking-Visitor, Secured Parking, Security Door, Storage-In-Suite
Parking	Heated, Underground

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	In Floor Heat System, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 11th, 2025
Days on Market	87
Zoning	Zone 58
Condo Fee	\$786

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 November 5th, 2025 at 11:47pm MST