

\$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	18
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 17th, 2025 at 11:47am MDT