

# \$1,260,000 - 1197 Hainstock Green, Edmonton

MLS® #E4424277

**\$1,260,000**

7 Bedroom, 4.50 Bathroom, 2,982 sqft  
Single Family on 0.00 Acres

Hays Ridge Area, Edmonton, AB

Discover luxury living in Edmonton's prestigious Jagare Ridge! This stunning Kimberly-built home, completed in 2018, offers impeccable design & exceptional features. Step into a grand foyer leading to a chef's kitchen with a 6-burner gas stove, massive fridge, built-in oven, steam oven & microwave, large island, & butler pantry. The main floor also includes a den with wall-to-wall windows & a living room with a gas fireplace & custom built-in cabinets. Upstairs features 4 beds, including a large primary suite with a 5-piece ensuite, walk-in closet w/ organizers, bonus rm, and laundry rm with access to primary closet. The fully finished bsmnt boasts 9-foot ceilings, 3 beds/media room with wet bar & projector, a 4-piece bath, plus a rec room. Enjoy outdoor living with a covered deck, gas BBQ hook-up, artificial turf front yard & backing playground & greenspace. Triple attached garage completes this exquisite home! Close to countless amenities and new K-9 school accepting enrollments!



Built in 2018

## Essential Information

MLS® #	E4424277
Price	\$1,260,000
Bedrooms	7

Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	2,982
Acres	0.00
Year Built	2018
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	1197 Hainstock Green
Area	Edmonton
Subdivision	Hays Ridge Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3B6

### **Amenities**

Amenities	Air Conditioner, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, No Smoking Home, Secured Parking, Storage-In-Suite, Vinyl Windows, Wet Bar, See Remarks, Natural Gas BBQ Hookup, Natural Gas Stove Hookup, 9 ft. Basement Ceiling
Parking	Triple Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer, Water Softener, Window Coverings, See Remarks, Oven Built-In-Two, Projector
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

## Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

## School Information

Elementary	Steinhauer School
Middle	D.S. MacKenzie
High	Dr. Anne Anderson

## Additional Information

Date Listed	March 6th, 2025
Days on Market	30
Zoning	Zone 55
HOA Fees	472.5
HOA Fees Freq.	Annually

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