

\$399,000 - 9 3103 Hilton Drive, Edmonton

MLS® #E4436306

\$399,000

3 Bedroom, 3.50 Bathroom, 1,349 sqft
Condo / Townhouse on 0.00 Acres

The Hamptons, Edmonton, AB

Experience low-maintenance living in this impeccably finished 3-bed, 3.5-bath half duplex located in the desirable community of The Hamptons. The open-concept main floor features kitchen w/granite countertops, upgraded cabinetry, SS appliances, & large island w/eating bar. The adjoining dining area opens onto deck w/gas BBQ hookup, ideal for outdoor gatherings. Relax in the inviting living room designed for comfort & style. Upstairs, you'll find three generously sized bedrooms, incl a spacious primary complete w/3-pc ensuite & walk-in closet. A convenient second-floor laundry rm adds to the home's functionality. Fully finished basement offers large family rm, additional full bath, & ample storage space. Additional features incl central A/C, modern finishes, & a thoughtfully designed layout. Enjoy low condo fees that cover landscaping & snow removal. Located minutes from schools, shopping, amenities, & major commuter routes, this move-in-ready home offers the perfect blend of comfort, style, & convenience.

Built in 2013

Essential Information

MLS® #	E4436306
Price	\$399,000



Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,349
Acres	0.00
Year Built	2013
Type	Condo / Townhouse
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	9 3103 Hilton Drive
Area	Edmonton
Subdivision	The Hamptons
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 0R3

Amenities

Amenities	Air Conditioner, Deck, Vinyl Windows
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Bessie Nichols, Good Shep
Middle	Bessie Nichols,HE Beriault
High	JP, St Oscar Romero

Additional Information

Date Listed	May 14th, 2025
Days on Market	1
Zoning	Zone 58
Condo Fee	\$276

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