

## \$1,699,000 - 7222 119 Street, Edmonton

MLS® #E4450857

**\$1,699,000**

4 Bedroom, 3.50 Bathroom, 2,463 sqft

Single Family on 0.00 Acres

Belgravia, Edmonton, AB

Welcome to the Hammock House in Belgravia. house is 3 yrs old a true masterpiece of design & craftsmanship. Boasting 3,609 sq/ft of finished space (includes basement & garage suite). Stunning timber-frame 4 bedrooms (1 in garage suite) bungalow built by Stone Ridge Homes. Rebuilt on the foundation everything including the basement finishes are new. A distinctive Norwegian-inspired aesthetic with an open-concept layout, soaring ceilings an abundance of natural light. Fireplaces—both wood-burning & gas—create warmth throughout, while skylights & expansive windows enhance the bright, airy feel .On a rare large lot, it's a dream for homeowners & four-legged friends, with massive dog run & beautifully curated native landscaping. Self-watering planters line the decks, sun-drenched front back patios. A rear incredible fully timber-framed 3 car garage, 938 sf suite above (1 Bedroom 1 bathroom)—perfect for rental income (currently leased at \$2,000/mth) or multi-generational living.

Built in 1952

### Essential Information

MLS® # E4450857

Price \$1,699,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,463                  |
| Acres          | 0.00                   |
| Year Built     | 1952                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 7222 119 Street |
| Area        | Edmonton        |
| Subdivision | Belgravia       |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6G 1V6         |

### Amenities

|           |                           |
|-----------|---------------------------|
| Amenities | Detectors Smoke, Skylight |
| Parking   | Triple Garage Attached    |

### Interior

|                   |                                                                                                                                  |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                 |
| Appliances        | Garage Control, Garage Opener, Hood Fan, Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two |
| Heating           | Forced Air-1, In Floor Heat System, Natural Gas                                                                                  |
| Fireplace         | Yes                                                                                                                              |
| Fireplaces        | Woodstove                                                                                                                        |
| Stories           | 2                                                                                                                                |
| Has Basement      | Yes                                                                                                                              |
| Basement          | Full, Finished                                                                                                                   |

### Exterior

|          |                           |
|----------|---------------------------|
| Exterior | Wood, Fiber Cement, Metal |
|----------|---------------------------|

|                   |                                                                                                                                                 |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Back Lane, Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Paved Lane, Private Setting, Schools, Shopping Nearby, Ski Hill Nearby, Treed Lot |
| Roof              | Asphalt Shingles, Metal                                                                                                                         |
| Construction      | Wood, Fiber Cement, Metal                                                                                                                       |
| Foundation        | Concrete Perimeter                                                                                                                              |

**School Information**

|            |                   |
|------------|-------------------|
| Elementary | Belgravia School  |
| Middle     | J H Picard School |
| High       | Strathcona School |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 1st, 2025 |
| Days on Market | 7                |
| Zoning         | Zone 15          |

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 8th, 2025 at 9:17am MDT