



# DORO

REAL ESTATE

4901 HAWTHORNE COURT #202  
EDINA, MN 55436

Steps from Todd Park and Vernon Avenue, this meticulously finished Edina condo offers sprawling single-level living, a dedicated den/office in addition to two bedrooms, and storage solutions that other condominiums rarely match.



- ◆ Offered at \$784,900
- ◆ Built in 2018



- ◆ 2 bedrooms + office/den
- ◆ 3 bathrooms
- ◆ 2 reserved heated/underground parking spaces



- ◆ 1,815 finished square feet
- ◆ HOA Dues: \$997.24 per month

LISTING AGENT

**AARON ROSELL**

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CO-LISTING AGENT

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## The Best Seat in the Building.

1,815 square feet of single-level luxury, two underground parking spaces, west-facing sunset views, and a location that puts everything within reach.

**BEDROOMS:**  
2 + Office/Den

**BATHROOMS:** 3

**PARKING:**  
2 reserved heated/  
underground spaces

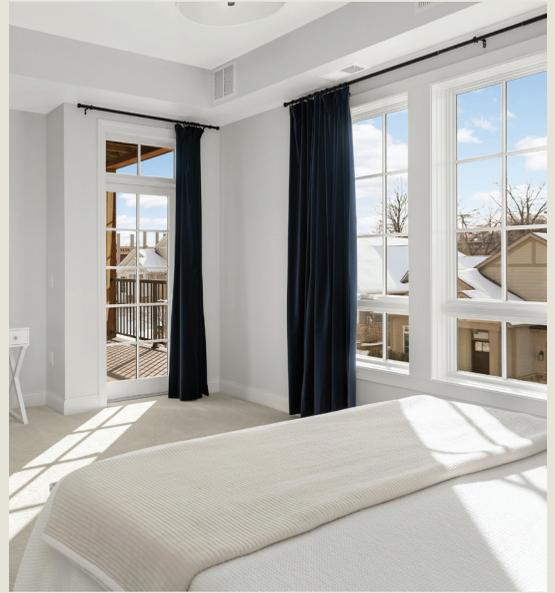
**SQ. FT.:** 1,815

**FEATURES:** Single-level living, west-facing views, 9' 8" ceilings, engineered walnut floors, KitchenAid appliances, gas fireplace, covered composite deck, dual-zone HVAC, 12-unit building, abundant closet and storage space, steps to Todd Park and Vernon Avenue



Few condominiums in Edina offer the combination of location and premium finish found in Unit #202 at 4901 Hawthorne Court. Set within a quiet boutique building of just 12 units, this 2018-built, one-story residence comprises a single level with zero interior stairs. At 1,815 finished square feet, the layout is divided into two private wings flanking an open-concept core. The west-facing orientation delivers the building's best views and insulates the unit from highway noise, while 9' 8" ceilings and large windows keep the kitchen, dining, and living areas bright throughout the day. A gas fireplace, engineered walnut floors, KitchenAid appliances, quartz countertops, and a Jenn-Air beverage fridge set an elevated tone from the moment you walk in. The primary north wing includes a den/office in addition to the unit's two official bedrooms, creating a true 2-bed-plus-office setup that's hard to find at any price. Both the primary bedroom and living room open directly onto a covered composite deck with a natural gas hookup, grandfathered in for permanent grill use. The guest south wing offers its own 3/4 bathroom and large finished storage closet. Both wings can be fully closed off from the main living space, giving the floor plan remarkable flexibility between privacy and togetherness. Two heated

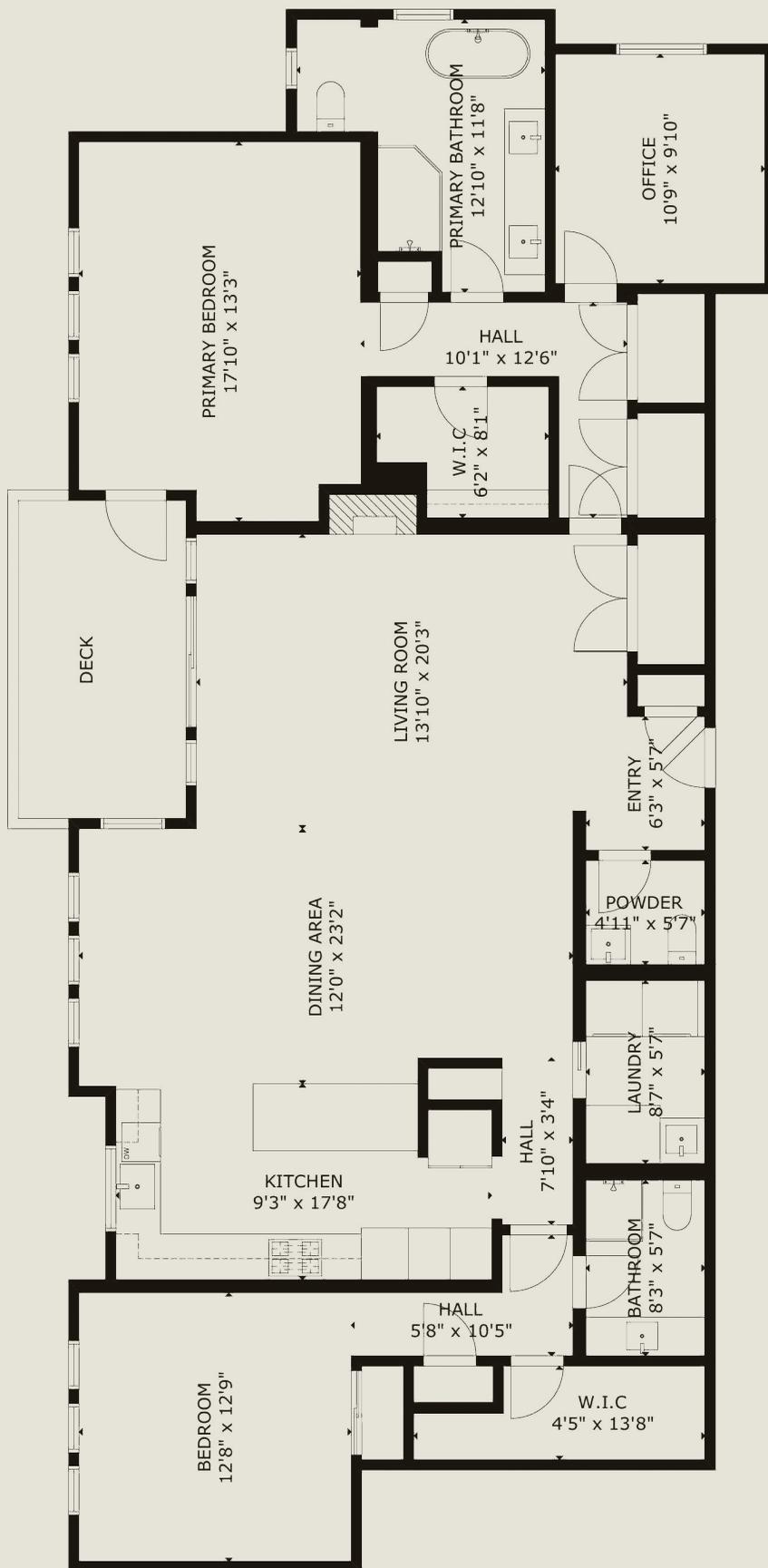
underground parking spaces and assigned storage round out the practical side of ownership, with a generous pet policy that extends a warm welcome to four-legged family members as well. Todd Park, Jerry's Foods, and Vernon Avenue's shops and restaurants are all within easy reach, placing you at the center of everything that makes Edina one of the Twin Cities' most sought-after addresses.





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# Condo Floorplan





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*These are the current utility providers, along with estimated monthly averages as provided by the seller.*



**XCEL ENERGY**  
\$106.99 per month

**ELECTRICITY**



**CENTERPOINT ENERGY**  
\$43.43 per month

**NATURAL GAS**



**EDINA**  
MINNESOTA

**CITY OF EDINA**  
Included in HOA dues

**WATER / SEWER**



**ASPEN WASTE SYSTEMS**  
Included in HOA dues

**TRASH / RECYCLING**



**XFINITY**  
Included in HOA dues

**CABLE / INTERNET**

Coverage includes two TV boxes and cloud DVR, with additional DVR storage and extra boxes available for an added fee. The incoming buyer will need to contact Xfinity directly to set up service and obtain equipment prior to move-in.



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**FIRSTSERVICE RESIDENTIAL**  
\$997.24 per month

**HOA**

Building Exterior, Cable TV, Controlled Access, Hazard Insurance, Internet, Lawn Care, Outside Maintenance, Parking Spaces, Professional Management, Sanitation, Security System, Sewer, Snow Removal, Water



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MLS LISTING



MAIL ROOM



ASSIGNED STORAGE



PARKING SPACES

## Virtual Tour

For additional property details and a virtual 3D tour, please view NorthstarMLS single-family #7029183.

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## Contact Us

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