

\$450,000 - 12822 207 Street, Edmonton

MLS® #E4430851

\$450,000

3 Bedroom, 1.50 Bathroom, 1,666 sqft

Single Family on 0.00 Acres

Trumpeter Area, Edmonton, AB

This large Duplex built in 2018 has a large backyard, professionally landscaped front and back with a gardener's delight. specialized soil, composting bins, flowers, and vegetables. The home boasts 3 bedrooms, 2.5 baths, and upper-floor laundry. Custom-built gate with specialized locks. Built by Avi as a spec home features include Whirlpool appliances, a Whirlpool Energy Star Top Mount Freezer Fridge stainless steel. Quartz kitchen countertops. The front entrance features a mud room with a half bath, great room, kitchen eating area & pantry. California knockdown ceilings throughout. Rear deck with aluminum railings and a gas line. Large driveway 18 feet by 28 feet.

Built in 2018

Essential Information

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|----------------|-----------|
| MLS® # | E4430851 |
| Price | \$450,000 |
| Bedrooms | 3 |
| Bathrooms | 1.50 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 1,666 |
| Acres | 0.00 |
| Year Built | 2018 |



Type Single Family
Sub-Type Half Duplex
Style 2 Storey
Status Active

Community Information

Address 12822 207 Street
Area Edmonton
Subdivision Trumpeter Area
City Edmonton
County ALBERTA
Province AB
Postal Code T5S 0K2

Amenities

Amenities Deck, Dog Run-Fenced In, S
Natural Gas BBQ Hookup
Parking Spaces 4
Parking Double Garage Attached, Front Drive Access

Interior

Interior Features ensuite bathroom
Appliances Dishwasher - Energy Star, I
Garage Opener, Oven-
Stove-Electric, Washer - Ene
Heating Forced Air-1, Natural Gas
Stories 2
Has Basement Yes
Basement Full, Unfinished

Exterior

Exterior Wood, Vinyl
Exterior Features Fenced, Flat Site, Fruit Tree
Through Road, Playground N
Roof Asphalt Shingles
Construction Wood, Vinyl
Foundation Concrete Perimeter

Additional Information

Date Listed April 14th, 2025



| | |
|----------------|---------|
| Days on Market | 2 |
| Zoning | Zone 59 |

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