

## \$419,800 - 12821 203a Street, Edmonton

MLS® #E4443298

**\$419,800**

3 Bedroom, 2.50 Bathroom, 1,372 sqft  
Single Family on 0.00 Acres

Trumpeter Area, Edmonton, AB

Modern, stylish & move-in ready! This gorgeous home has A/C, is on a quiet street in a family-friendly community, surrounded by green space & offering easy access to the Henday. Inside, you'll love the open concept main floor featuring vinyl plank flooring, a spacious living room, dining area & a bright, contemporary kitchen with quartz countertops, a large island with eating bar & plenty of cabinets & cupboard space. Designed with modern neutral tones & quality touches, the home feels both inviting & welcoming. A convenient 2-pce bath completes the main level. Upstairs, you'll find 3 generous bdrms including a spacious primary suite w/ a double closet system & private ensuite. The 2nd & 3rd bdrms are well-sized & share another full 4-piece bath, perfect for families or guests. The unfinished basement offers future potential with a large window & bathroom rough-in, ready for your vision. Outside, enjoy your own fenced yard & dbl detached garage, plus added features, thoughtful upgrades & no condo fees!

Built in 2017

### Essential Information

MLS® # E4443298

Price \$419,800



|                |                      |
|----------------|----------------------|
| Bedrooms       | 3                    |
| Bathrooms      | 2.50                 |
| Full Baths     | 2                    |
| Half Baths     | 1                    |
| Square Footage | 1,372                |
| Acres          | 0.00                 |
| Year Built     | 2017                 |
| Type           | Single Family        |
| Sub-Type       | Residential Attached |
| Style          | 2 Storey             |
| Status         | Active               |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 12821 203a Street |
| Area        | Edmonton          |
| Subdivision | Trumpeter Area    |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T5S 0M6           |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Air Conditioner        |
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas   |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Unfinished  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Composition, Stone, Vinyl                               |
| Exterior Features | Back Lane, Fenced, Golf Nearby, Landscaped, Playground Nearby |

|              |                                 |
|--------------|---------------------------------|
| Roof         | Asphalt Shingles                |
| Construction | Wood, Composition, Stone, Vinyl |
| Foundation   | Concrete Perimeter              |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 19th, 2025 |
| Days on Market | 40              |
| Zoning         | Zone 59         |

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Listing information last updated on July 29th, 2025 at 9:47am MDT