

**\$739,900 - 12911 213 Street, Edmonton**

MLS® #E4416845

**\$739,900**

3 Bedroom, 3.50 Bathroom, 2,087 sqft  
Single Family on 0.00 Acres

Trumpeter Area, Edmonton, AB

NET ZERO CERTIFIED -Includes 30+ solar panels; Jayman BUILT's proprietary wall system with the complete Net Zero building Envelope & triple Pane Windows with Argon Fill. Air source electric heat pump heating & cooling system with electric back up; Merv 15 Air filter. Spacious foyer; 9' ceilings; vinyl plank flooring; den/flex room; great room with electric fireplace; spacious dining area. The kitchen has quartz counter tops, an island with eating bar, walk through pantry to the large mud room & garage entrance & stainless steel appliances included. The second floor has a luxurious owners suite with walk in closet & full ensuite. There is also a large bonus room, two more bedrooms, a laundry room & a second full bath. The basement offers a theater room with wet bar & snack area; a full bath and an exercise gym.

Built in 2022

**Essential Information**

|                |           |
|----------------|-----------|
| MLS® #         | E4416845  |
| Price          | \$739,900 |
| Bedrooms       | 3         |
| Bathrooms      | 3.50      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 2,087     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 2022                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 12911 213 Street |
| Area        | Edmonton         |
| Subdivision | Trumpeter Area   |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5S 0R9          |

### Amenities

|                |                                                          |
|----------------|----------------------------------------------------------|
| Amenities      | Air Conditioner, Ceiling 9 ft., Deck, Hot Water Tankless |
| Parking Spaces | 2                                                        |
| Parking        | Double Garage Attached                                   |

### Interior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                      |
| Appliances        | Dishwasher-Built-In, Hood Fan, Oven-Built-In, Refrigerator, Stove-Countertop Electric |
| Heating           | Forced Air-1, Natural Gas                                                             |
| Fireplace         | Yes                                                                                   |
| Fireplaces        | Tile Surround                                                                         |
| Stories           | 2                                                                                     |
| Has Basement      | Yes                                                                                   |
| Basement          | Full, Finished                                                                        |

### Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior          | Wood, Vinyl        |
| Exterior Features | Park/Reserve       |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl        |
| Foundation        | Concrete Perimeter |

### Additional Information

Date Listed January 2nd, 2025

Days on Market 110

Zoning Zone 59

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Listing information last updated on April 22nd, 2025 at 2:02pm MDT