

## \$759,000 - 20916 131 Avenue, Edmonton

MLS® #E4448563

**\$759,000**

4 Bedroom, 2.50 Bathroom, 2,369 sqft

Single Family on 0.00 Acres

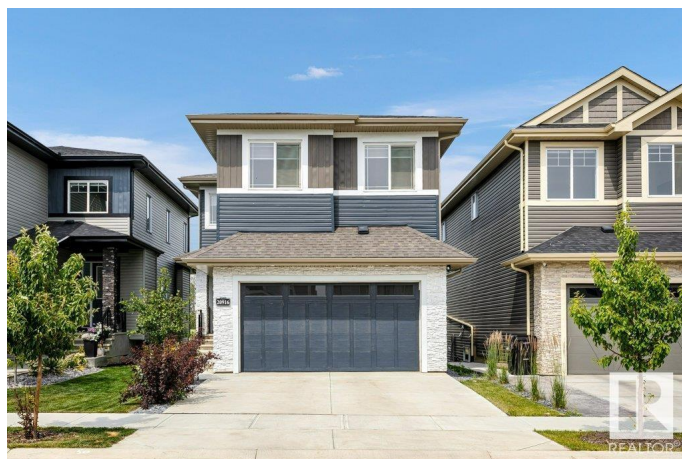
Trumpeter Area, Edmonton, AB

Welcome home to the sought after community of Trumpeter! Look no further! This exceptional 4-bedroom property built in 2022, features over 2300 sq ft , with walkout unfinished basement waiting for you to design it the way you like , backing onto pond and green space. with the desirable open-to-below design and large windows create a bright and modern feel like home. fully fenced, landscaped yard making for an Excellent Extension of Living space! Additional highlights includes 1 Electric Fireplaces, main floor Office, W/I Closet and full laundry room at the upper level

Built in 2022

### Essential Information

MLS® #	E4448563
Price	\$759,000
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,369
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey



Status Active

## Community Information

Address 20916 131 Avenue  
Area Edmonton  
Subdivision Trumpeter Area  
City Edmonton  
County ALBERTA  
Province AB  
Postal Code T5S 0P4

## Amenities

Amenities Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Detectors Smoke, Front Porch, Hot Water Tankless, No Animal Home, No Smoking Home  
Parking Spaces 4  
Parking Double Garage Attached  
Is Waterfront Yes

## Interior

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

## Exterior

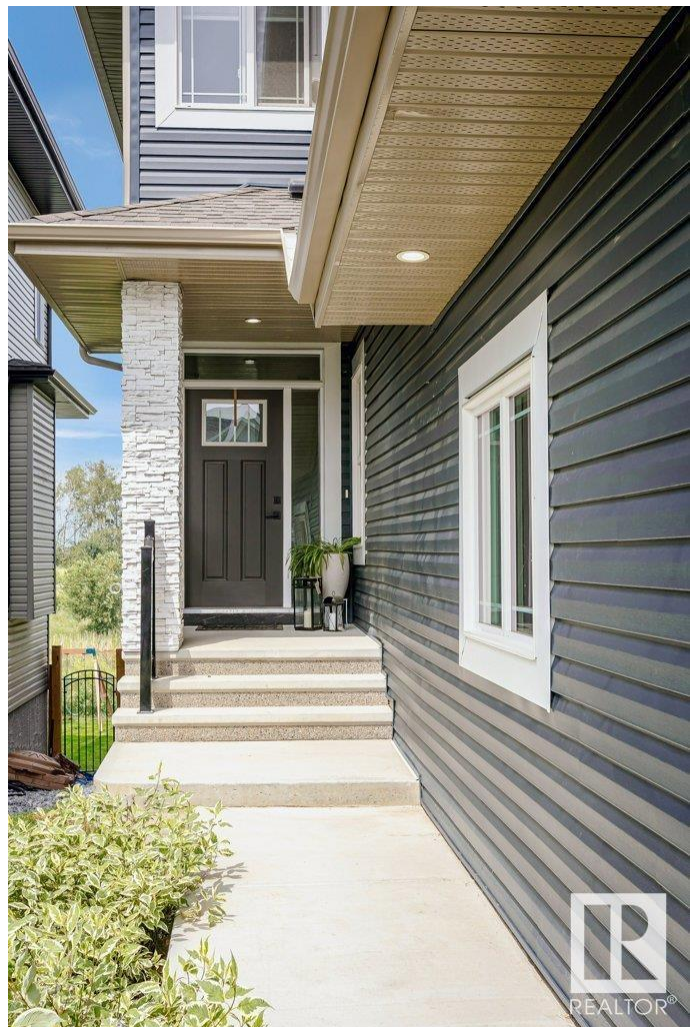
Exterior Wood, Stone, Vinyl  
Exterior Features Airport Nearby, Fenced, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Stream/Pond  
Roof Asphalt Shingles  
Construction Wood, Stone, Vinyl  
Foundation Concrete Perimeter

## Additional Information

Date Listed July 18th, 2025  
Days on Market 10

Zoning

Zone 59



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 July 27th, 2025 at 11:02pm MDT