

## \$849,000 - 2504 213 Street, Edmonton

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MLS® #E4463822

**\$849,000**

4 Bedroom, 3.00 Bathroom, 2,728 sqft

Single Family on 0.00 Acres

The Uplands, Edmonton, AB

Experience elevated living in this 2,697 sq. ft. Prairie-style home, where thoughtful design meets everyday comfort. The open-concept main floor showcases a stylish galley kitchen with a substantial island, a built-in bench in the cozy dining nook, and an essential spice kitchen. The great room impresses with its open-to-above ceiling and 60" electric fireplace, creating a warm and inviting focal point. A main floor bedroom and full bath offer versatility for guests or family, while the mud room with built-in bench, hooks, and shoe shelves keeps things organized. Upstairs, a central bonus room connects three bedrooms, including a Jack-and-Jill bathroom for bedrooms #2 and #3, and a convenient second-floor laundry. The primary bedroom is a luxurious retreat with a 5-piece ensuite and walk-in closet with direct laundry access. With a separate side entrance and 9' foundation, this home perfectly blends modern Prairie elegance with livable design and ravine views. Photos are representative.



Built in 2025

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4463822  |
| Price    | \$849,000 |
| Bedrooms | 4         |

|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 2,728                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 2504 213 Street |
| Area        | Edmonton        |
| Subdivision | The Uplands     |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6M 3H3         |

### Amenities

|                |                                                                                |
|----------------|--------------------------------------------------------------------------------|
| Amenities      | Ceiling 9 ft., Closet Organizers, No Animal Home, No Smoking Home, See Remarks |
| Parking Spaces | 6                                                                              |
| Parking        | Triple Garage Attached                                                         |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | Hood Fan, Oven-Microwave  |
| Heating           | Forced Air-1, Natural Gas |
| Fireplace         | Yes                       |
| Fireplaces        | Insert                    |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

### Exterior

|                   |                                                                                  |
|-------------------|----------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                      |
| Exterior Features | Backs Onto Park/Trees, Park/Reserve, Playground Nearby, Schools, Shopping Nearby |

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

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 28th, 2025 |
| Days on Market | 4                  |
| Zoning         | Zone 57            |

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Listing information last updated on November 1st, 2025 at 2:17am MDT