

Courtesy Of Tom M Allison Of Real Broker

## \$485,000 - 21015 130 Avenue, Edmonton

MLS® #E4440449

**\$485,000**

3 Bedroom, 2.50 Bathroom, 1,651 sqft

Single Family on 0.00 Acres

Trumpeter Area, Edmonton, AB

Welcome to this stunning 1651 sq. ft. 2-storey home, thoughtfully designed for both style and function. Step inside to soaring 12-foot ceilings in the living room, paired with floor-to-ceiling windows that flood the space with natural light. The open-concept main floor offers a bright white kitchen with granite countertops, ample cabinetry, and a spacious dining area that overlooks the living room—perfect for entertaining. Upstairs you'll find three generously sized bedrooms, including a beautiful primary suite with a walk-in closet and a private 4-piece ensuite. A convenient upstairs laundry room, accessible directly from the primary bedroom, adds everyday ease. The unfinished basement offers endless potential with rare 12-foot ceilings, giving you the opportunity to create the ultimate rec room, home gym, or guest space. The back yard has a composite deck, is fully fenced, and has a double detached garage and central A/C. Located within walking distance shops, parks, daycares and more!

Built in 2021

### Essential Information

MLS® # E4440449

Price \$485,000

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,651                  |
| Acres          | 0.00                   |
| Year Built     | 2021                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 21015 130 Avenue |
| Area        | Edmonton         |
| Subdivision | Trumpeter Area   |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5S 0N6          |

### Amenities

|           |                              |
|-----------|------------------------------|
| Amenities | Air Conditioner, See Remarks |
| Parking   | Double Garage Detached       |

### Interior

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

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl                                       |
| Exterior Features | Fenced, Flat Site, Golf Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stone, Vinyl                                       |
| Foundation        | Concrete Perimeter                                       |

**Additional Information**

Date Listed            June 5th, 2025  
Days on Market      12  
Zoning                Zone 59

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