

## \$445,000 - 13025 205 Street, Edmonton

MLS® #E4448524

**\$445,000**

2 Bedroom, 2.50 Bathroom, 1,550 sqft

Single Family on 0.00 Acres

Trumpeter Area, Edmonton, AB

Located in the picturesque community of Trumpeter, this bright and modern half duplex backs onto a scenic greenspace and offers just under 1,600 sq. ft. of comfortable living space. The main floor features a cozy living room with an elegant electric fireplace, a spacious dining area, and a well-appointed kitchen with a gas stove. Upstairs, you'll find two large bedrooms, each with its own ensuite, plus a generous bonus room ideal for a home office, media room, or play area. With 2.5 bathrooms in total, it's perfect for families or guests. The open-concept layout is filled with natural light, and the basement offers potential for a future bedroom, bathroom, and family space. Enjoy the beautifully landscaped backyard with a large deck, natural gas hookup, gazebo, and direct access to the walking path. A double attached garage and extended driveway provide added convenience. Close to trails, Anthony Henday, and Yellowhead, this home blends comfort, style, and accessibility.

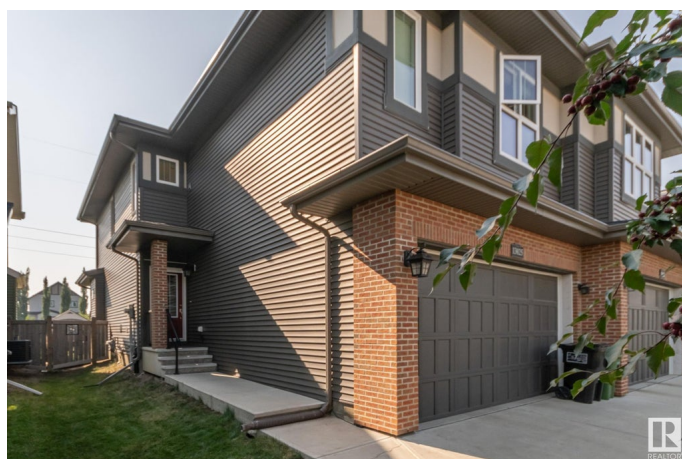
Built in 2014

### Essential Information

MLS® # E4448524

Price \$445,000

Bedrooms 2



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,550
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### **Community Information**

Address	13025 205 Street
Area	Edmonton
Subdivision	Trumpeter Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5S 0J2

### **Amenities**

Amenities	Off Street Parking, Deck, Gazebo, Hot Water Electric, See Remarks, Natural Gas BBQ Hookup
Parking	Double Garage Attached

### **Interior**

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

### **Exterior**

Exterior	Wood, Brick, Vinyl
Exterior Features	Fenced, Flat Site, Golf Nearby, No Back Lane, Shopping Nearby, See

	Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	David Thomas King School
Middle	A. Blair McPherson School
High	Ross Sheppard School

### Additional Information

Date Listed	July 18th, 2025
Days on Market	2
Zoning	Zone 59

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Listing information last updated on July 20th, 2025 at 5:02pm MDT