

## \$685,000 - 12904 207 Street, Edmonton

MLS® #E4419801

**\$685,000**

3 Bedroom, 2.50 Bathroom, 2,363 sqft

Single Family on 0.00 Acres

Trumpeter Area, Edmonton, AB

This former Marco Antonio Show Home is located on corner lot of Trumpeter in Big Lake Community. This residence offers the epitome of luxury living with central air conditioning system. Upon entering the foyer and stepping into the main floor, you're greeted by impressive 9-feet ceilings, the main floor is meticulously crafted with engineered hardwood, adding warmth. The star of the show is undoubtedly the gourmet kitchen with its modern cabinets, granite counters, tile backsplash and top-of-the-line kitchen-aid stainless appliances, don't forget about the open concept design which add to the luxury feel, here a gas fireplace is the focal point, creating a warm inviting atmosphere. Moving up to the second floor where you can unwind in a spacious bonus room or simply relax in one of the three bedrooms. The primary suite on this floor is an oasis of comfort, with a spa-inspired ensuite and a massive walk-in closet. If you're searching for a luxury home this ticks all the boxes, It's truly the dream house!

Built in 2016

### Essential Information

MLS® # E4419801

Price \$685,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,363                  |
| Acres          | 0.00                   |
| Year Built     | 2016                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 12904 207 Street |
| Area        | Edmonton         |
| Subdivision | Trumpeter Area   |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5S 0K1          |

### Amenities

|           |                                                                                 |
|-----------|---------------------------------------------------------------------------------|
| Amenities | On Street Parking, Air Conditioner, Ceiling 9 ft., Detectors Smoke, See Remarks |
| Parking   | Double Garage Attached                                                          |

### Interior

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

### Exterior

|                   |                                                                                             |
|-------------------|---------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                 |
| Exterior Features | Corner Lot, Flat Site, Golf Nearby, Landscaped, Playground Nearby, Schools, Shopping Nearby |

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

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | January 30th, 2025 |
| Days on Market | 184                |
| Zoning         | Zone 59            |

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Listing information last updated on August 1st, 2025 at 9:47pm MDT