

# \$789,900 - 2547 209 Street, Edmonton

MLS® #E4420463

**\$789,900**

3 Bedroom, 3.00 Bathroom, 2,403 sqft  
Single Family on 0.00 Acres

The Uplands, Edmonton, AB

Welcome to this beautifully designed home in the sought-after Uplands community! Offering over 2400 sqft of thoughtfully planned living space, this home is perfect for growing families. The main floor features an open-concept layout with seamless flow between the living, dining, and kitchen areas. A spacious bedroom on the main floor and a full bathroom are ideal for guests or multigenerational living. The soaring open-to-below ceiling adds a bright and airy ambiance, while the modern kitchen boasts premium finishes, ample cabinetry, and a large island for hosting. Upstairs, you’ll find 3 generously sized bedrooms, including a luxurious primary suite, a bonus room, and the convenience of second-floor laundry. A separate entrance adds potential for a private suite or future income opportunity. Located in The Uplands, this home offers the perfect balance of tranquility and convenience. Close to schools, shopping, and all essential amenities and quick access to the Anthony Henday.

Built in 2024

## Essential Information

MLS® #	E4420463
Price	\$789,900



Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,403
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2547 209 Street
Area	Edmonton
Subdivision	The Uplands
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 2K7

### Amenities

Amenities	See Remarks
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      February 6th, 2025

Days on Market                85

Zoning                            Zone 57

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