Courtesy Of David C St. Jean Of Exp Realty

$508,250 - 2032 191 Street, Edmonton

MLS® #E4444000

$508,250
3 Bedroom, 2.50 Bathroom, 1,557 sqft
Single Family on 0.00 Acres

River's Edge, Edmonton, AB

Discover the Sansa II Modelâ€"where refined living meets thoughtful design. Step into the welcoming foyer with a convenient coat closet, leading to a sunlit great room and open dining area. The rear L-shaped kitchen maximizes space and features quartz counters, an over-the-range microwave, Silgranit sink with window view, and ample storage with upgraded Thermofoil cabinets, soft-close doors/drawers, and a pantry. A discreetly located half bath near the rear entry opens to a spacious yard and parking pad, with an optional two-car garage. Upstairs offers an airy loft, laundry area, and a bright primary suite with walk-in closet and 4-piece ensuite with stand-up shower. Two more bedrooms with ample closets and a main 3-piece bath complete the floor. Enjoy 9â€™ ceilings on the main and basement levels, a separate side entrance, rough-in basement package, and brushed nickel fixturesâ€"all part of the new Sterling Signature Specification.

Built in 2025

Essential Information

MLS® #	E4444000
Price	$508,250
Bedrooms	3
Bathrooms	2.50

Full Baths	2
Half Baths	1
Square Footage	1,557
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	2032 191 Street
Area	Edmonton
Subdivision	River's Edge
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 3A8

Amenities

Amenities	Ceiling 9 ft., Detectors Smoke, No Animal Home, Smart/Program. Thermostat, Television Connection, Barrier Free Home, 9 ft. Basement Ceiling
Parking	Parking Pad Cement/Paved, Rear Drive Access

Interior

Interior Features	ensuite bathroom
Appliances	None
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, No Through Road, Park/Reserve, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation	Concrete Perimeter

Additional Information

Date Listed	June 24th, 2025
Days on Market	28
Zoning	Zone 57

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Listing information last updated on July 22nd, 2025 at 1:02pm MDT