

# \$499,900 - 21276 131 Avenue, Edmonton

MLS® #E4457873

**\$499,900**

3 Bedroom, 2.50 Bathroom, 1,605 sqft  
Single Family on 0.00 Acres

Trumpeter Area, Edmonton, AB

The Opus 18 by Jayman BUILT is located in a fabulous newer neighbourhood with parks and green spaces and good access to all amenities. Offers Jayman's Core Performance features including SOLAR, triple pane windows, tankless hot water system, HRV and high efficiency furnace PLUS SMART HOME technology and a side entry for future potential. Charming front veranda welcomes you home and the front foyer is spacious. The kitchen is the perfect design with quartz counter tops, pantry, stainless steel appliances & a convenient island. Great room and dining area flow smoothly to enhance this space. There are three good sized bedrooms up, including the primary with full ensuite and walk in closet. The bonus room offers extra living space in a private location. A second full bath and laundry closet complete this level. price includes front landscaping and a powered rear parking pad.



Built in 2025

## Essential Information

MLS® #	E4457873
Price	\$499,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2

Half Baths	1
Square Footage	1,605
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	21276 131 Avenue
Area	Edmonton
Subdivision	Trumpeter Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5S 0T7

### Amenities

Amenities	Front Porch, Hot Water Tankless
Parking	Parking Pad Cement/Paved

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Partially Landscaped
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed September 15th, 2025

Days on Market 1

Zoning Zone 59

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