

# \$649,900 - 2811 191 Street, Edmonton

MLS® #E4452305

## \$649,900

3 Bedroom, 2.50 Bathroom, 1,991 sqft  
Single Family on 0.00 Acres

The Uplands, Edmonton, AB

Located in Uplands of Riverview growing community, this beautifully upgraded home offers over \$40K in enhancements for style, comfort, and future potential. Built on a 9'™ foundation, it features a main floor den with full bath, open-concept living with a 60"• electric fireplace, and a gourmet kitchen with 30"• electric cooktop, built-in microwave & wall oven, dishwasher, and upgraded finishes. Exterior highlights include black wrap on front elevation windows for striking curb appeal. The main floor bath is expanded by 12 sq. ft., and the upgraded shower stall includes a built-in seat. Future flexibility comes with rough-ins for laundry & sink in the basement plus a side entrance"ideal for a potential suite. Thoughtfully designed for both everyday living and entertaining, this home blends modern upgrades with lasting value.

Built in 2025

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4452305  |
| Price          | \$649,900 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,991     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 2025                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 2811 191 Street |
| Area        | Edmonton        |
| Subdivision | The Uplands     |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6M 3C3         |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Double Garage Attached |

### Interior

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

### Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior          | Wood, Stone, Vinyl |
| Exterior Features | See Remarks        |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stone, Vinyl |
| Foundation        | Concrete Perimeter |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 8th, 2025 |
| Days on Market | 54               |

## Zoning

## Zone 57

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Listing information last updated on October 1st, 2025 at 8:47pm MDT