

## \$727,900 - 2823 188 Street, Edmonton

MLS® #E4423472

### \$727,900

4 Bedroom, 4.00 Bathroom, 2,497 sqft  
Single Family on 0.00 Acres

The Uplands, Edmonton, AB

The 2497 sqft Artemis blends modern design & durability. Located on a walk-out lot, it offers a dbl att. garage, 9' ceilings on the main & lower levels and LVP flooring throughout the main floor, illuminated by SLD recessed lighting. The foyer leads to a sitting rm, main floor bdrm, & 3pc bath w/standing shower. A mudroom w/an open closet connects the garage to a walkthrough pantry leading into the open-concept kitchen, nook & great rm. The kitchen features quartz counters, large eating island, built-in microwave, undermount sink, matte black faucet, chimney-style hood fan & ceiling-height soft-close Thermofoil cabinets. A plaster-finished FP enhances the great room with a 17' ceiling, large windows & backyard access. Upstairs, 2 primaries offer 4pc ensuites w/dbl sinks & walk-in showers—one w/dual walk-in closets, the other w/ensuite walk-in closet access. A bonus room, 3pc bath, laundry & another bedroom with a walk-in closet complete the upper level. Upgraded railings & R/I basement plumbing add value.



Built in 2025

### Essential Information

|        |           |
|--------|-----------|
| MLS® # | E4423472  |
| Price  | \$727,900 |

|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 4                      |
| Square Footage | 2,497                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### **Community Information**

|             |                 |
|-------------|-----------------|
| Address     | 2823 188 Street |
| Area        | Edmonton        |
| Subdivision | The Uplands     |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6M 2S2         |

### **Amenities**

|           |  |
|-----------|--|
| Amenities | Ceiling 9 ft., Detectors Smoke, Walkout Basement, 9 ft. Basement Ceiling |
| Parking   | Double Garage Attached   |

### **Interior**

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

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Flat Site, Playground Nearby, Public Transportation, Schools, Shopping Nearby |

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

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | February 28th, 2025 |
| Days on Market | 36                  |
| Zoning         | Zone 57             |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 5th, 2025 at 2:32pm MDT