

## \$457,250 - 2803 193 Street, Edmonton

MLS® #E4443855

**\$457,250**

3 Bedroom, 2.50 Bathroom, 1,477 sqft

Single Family on 0.00 Acres

The Uplands, Edmonton, AB

Discover the Sansa Model—where style meets smart design. Featuring 9' ceilings on the main and basement levels, a separate side entrance, and luxury vinyl plank flooring, this home blends elegance with functionality. The foyer includes a coat closet and opens to a bright great room and dining area with large front windows. At the rear, the L-shaped kitchen offers quartz countertops, an island with eating ledge, a Silgranit sink with window views, soft-close Thermofoil cabinets, and a spacious pantry. The rear entry leads to a half-bath, backyard, and parking pad—with the option to add a double detached garage. Upstairs, the primary suite includes a walk-in closet and 3-piece ensuite with tub/shower combo. A laundry area, full 3-piece bath, and two additional bedrooms with ample closets complete the upper floor. Brushed nickel fixtures, basement rough-ins, and the upgraded Sterling Signature Specification are all included for a home that's both beautiful and functional.



Built in 2025

### Essential Information

MLS® # E4443855

Price \$457,250

Bedrooms 3

Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,477
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2803 193 Street
Area	Edmonton
Subdivision	The Uplands
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 3B2

### Amenities

Amenities	Ceiling 9 ft., Detectors Smoke, No Animal Home, No Smoking Home, Smart/Program. Thermostat, Television Connection, 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, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 23rd, 2025
Days on Market	71
Zoning	Zone 57

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Listing information last updated on September 2nd, 2025 at 3:48pm MDT