

## \$589,900 - 17212 2 Street, Edmonton

MLS® #E4444735

**\$589,900**

4 Bedroom, 3.50 Bathroom, 1,605 sqft

Single Family on 0.00 Acres

Marquis, Edmonton, AB

Step into the luxurious Opus18 Showhome by Jayman Built, a breathtaking two-story haven designed for modern living. With 4 bedrooms, 3.5 baths, and a double detached garage, this home offers both space and sophistication. The open concept main floor seamlessly blends the living, dining, and kitchen areas, featuring a sleek island and stainless steel appliances. A stunning open-to-below staircase enhances the sense of space, while the upper level boasts a versatile bonus room and a serene primary bedroom with an ensuite and walk-in closet. Downstairs, the fully developed basement offers extra living space with a cozy recreation area, bedroom, and full bath. Outside, a double detached garage complete this exceptional residence. With smart home technology, you control your space effortlessly. Plus, embrace sustainability with solar panels and triple pane windows, reducing your environmental impact. Purchase this stunning Jayman BUILT showhome at today's prices and earn money every month it's open.

Built in 2023

### Essential Information

MLS® # E4444735

Price \$589,900



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,605
Acres	0.00
Year Built	2023
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	17212 2 Street
Area	Edmonton
Subdivision	Marquis
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 4G5

### Amenities

Amenities	Hot Water Tankless
Parking Spaces	2
Parking	Double Garage Detached

### Interior

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

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Back Lane, Park/Reserve, Playground Nearby
Roof	Asphalt Shingles

Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 27th, 2025
Days on Market	61
Zoning	Zone 51

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 August 27th, 2025 at 2:32am MDT