

\$849,800 - 3313 Chickadee Dr, Edmonton

MLS® #E4417540

\$849,800

5 Bedroom, 4.00 Bathroom, 2,699 sqft

Single Family on 0.00 Acres

Starling, Edmonton, AB

Welcome to the " OHIO " Detached Single family " WALKOUT BACKING ONTO THE POND" house over 2700 sq ft features 5 BEDROOMS & 4 FULL BATHROOMS. FULLY LOADED WITH PLATINUM FINISHES SITTING ON A REGULAR LOT built by the custom builder Happy Planet Homes located in the vibrant community of STARLING . Upon entrance you will find a MAIN FLOOR BEDROOM, FULL BATH ON THE MAIN FLOOR , Huge OPEN TO BELOW living room, CUSTOM FIREPLACE FEATURE WALL and a DINING NOOK. Custom-designed extended Kitchen for Built -in Microwave and Oven and a SPICE KITCHEN with GAS RANGE. Upstairs you'll find a HUGE BONUS ROOM across living room opens up the entire area. The MASTER BEDROOM showcases a lavish ensuite comprising a stand-up shower with niche, soaker tub and a huge walk-in closet. Other 3 secondary bedrooms with 2 full bathrooms and laundry room finishes the Upper Floor. PLAN CAN BE CUSTOMED TO BUYER'S NEEDS **PLEASE NOTE** Pictures from different layout, similar spec. **ASSIGNMENT SALE AVAILABLE**



Built in 2024

Essential Information

MLS® #

E4417540

| | |
|----------------|------------------------|
| Price | \$849,800 |
| Bedrooms | 5 |
| Bathrooms | 4.00 |
| Full Baths | 4 |
| Square Footage | 2,699 |
| Acres | 0.00 |
| Year Built | 2024 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 3313 Chickadee Dr |
| Area | Edmonton |
| Subdivision | Starling |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5V 1T7 |

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 |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|------------------|
| Exterior | Wood, Vinyl |
| Exterior Features | See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |

Foundation Concrete Perimeter

Additional Information

Date Listed January 10th, 2025
Days on Market 112
Zoning Zone 59
HOA Fees Freq. Annually

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