

\$730,000 - 3331 Chickadee Drive, Edmonton

MLS® #E4463290

\$730,000

3 Bedroom, 2.50 Bathroom, 2,286 sqft
Single Family on 0.00 Acres

Starling, Edmonton, AB

NOT A ZERO LOT) Ready to move in with quick possession available! This 2,286.18 sq. ft. WALK-OUT home backs onto a peaceful dry pond and offers exceptional space and design. The main floor features a spacious den, Powder Room, and a chef-inspired kitchen with a pantry, opening to the dining area and a living room with a beautiful stone fireplace. Upstairs, the primary suite includes a private balcony, a luxurious ensuite, and a walk-in closet. Two additional bedrooms, a large family room/BONUS ROOM, Laundry room, and a convenient full bathroom complete the upper level. The full WALK-OUT basement (undeveloped) includes a separate side entrance, offering excellent potential for a future suite. A front-attached double garage and quality finishes throughout make this home a must-see!

Built in 2025

Essential Information

MLS® #	E4463290
Price	\$730,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,286



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

Community Information

Address	3331 Chickadee Drive
Area	Edmonton
Subdivision	Starling
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5V 1R5

Amenities

Amenities	On Street Parking, Carbon Monoxide Detectors, Deck, Hot Water Tankless, Walkout Basement, HRV System, 9 ft. Basement Ceiling
Parking Spaces	4
Parking	Double Garage Attached
Is Waterfront	Yes

Interior

Interior Features	ensuite bathroom
Appliances	Builder Appliance Credit
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Heatilator/Fan
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Creek, No Back Lane, Playground Nearby, Ravine View, Schools, Stream/Pond
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed October 23rd, 2025
Days on Market 3
Zoning Zone 59
HOA Fees 100
HOA Fees Freq. Annually

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