

Courtesy Of Vic S Mutti Of MaxWell Polaris

\$740,000 - 3327 Chickadee Dr, Edmonton

MLS® #E4417357

\$740,000

4 Bedroom, 3.00 Bathroom, 1,373 sqft
Single Family on 0.00 Acres

Starling, Edmonton, AB

Walkout Bungalow, Possession Feb. 2025. Upon entering this charming WALKOUT bungalow, you step into a welcoming foyer that leads directly into the heart of the home. Include a total of 2 beds on main +2 in basement. The open-concept layout combines the living room, dining area, and kitchen, creating a spacious and inviting communal area and 2 bedrooms. Large windows grace the walls, allowing natural light to flood the space and offering picturesque view of the pond. The primary bedroom suite exudes tranquility, with its spacious layout, walk-in closet, and an ensuite bathroom complete with a luxurious soaking tub, separate shower, and dual vanity. This thoughtfully designed bungalow floor plan combines functionality with comfort, offering a cozy and inviting retreat for its occupants. The basement includes 2 beds, full bathroom, bar and living area. Photos are from previous home and used for showcasing the finishing.

Built in 2025

Essential Information

MLS® #	E4417357
Price	\$740,000
Bedrooms	4
Bathrooms	3.00



Full Baths	3
Square Footage	1,373
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	3327 Chickadee Dr
Area	Edmonton
Subdivision	Starling
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5S 0V6

Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Exterior Walls- 2"x6", Hot Water Electric, No Animal Home, Walkout Basement, 9 ft. Basement Ceiling
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Builder Appliance Credit
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Heatilator/Fan
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Vinyl, Hardie Board Siding
Exterior Features	See Remarks
Roof	Asphalt Shingles

Construction Wood, Stone, Vinyl, Hardie Board Siding
Foundation Concrete Perimeter

Additional Information

Date Listed January 8th, 2025
Days on Market 65
Zoning Zone 59

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Listing information last updated on March 14th, 2025 at 2:17am MDT