\$770,000 - 3325 Chickadee Drive, Edmonton

MLS® #E4462051

\$770,000

4 Bedroom, 3.00 Bathroom, 1,376 sqft Single Family on 0.00 Acres

Starling, Edmonton, AB

READY IN 1.5 MONTHS - This beautiful walkout bungalow backing onto a serene dry pond offers a thoughtfully designed layout with both comfort and functionality. The main floor features a spacious primary bedroom with a walk-in closet and ensuite, along with a second bedroom, a full bath, and a stylish kitchen with pantry that opens to the great room. Entering from the garage, you're welcomed into a functional mudroom with a convenient laundry area located just across the hall, adding everyday practicality to the design. PHOTOS ARE FROM A SIMILAR MODEL The finished walkout basement expands the living space with two additional bedrooms (one with a walk-in closet), a full bathroom, and a wet bar, perfect for entertaining. With its smart design and picturesque setting, this home is ideal for families or downsizers looking for modern bungalow living.

Built in 2025

Essential Information

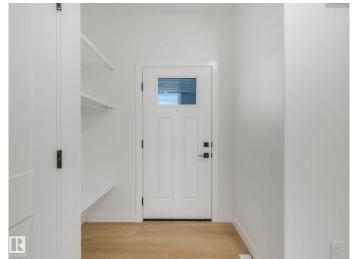
MLS® # E4462051 Price \$770.000

Bedrooms 4

Bathrooms 3.00

Full Baths 3







Square Footage 1,376
Acres 0.00
Year Built 2025

Type Single Family

Sub-Type Detached Single Family

Style Bungalow Status Active

Community Information

Address 3325 Chickadee Drive

Area Edmonton
Subdivision Starling
City Edmonton

County ALBERTA

Province AB

Postal Code T5V 1R5

Amenities

Amenities On Street Parking, Carbon Monoxide Detectors, Ceiling 9 ft., Hot Water

Tankless, Walkout Basement, Wet Bar, HRV System, 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

Exterior Features Golf Nearby, No Back Lane, Playground Nearby, Ravine View

Roof Asphalt Shingles

Construction Wood, Stone, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed October 14th, 2025

Days on Market 1

Zoning Zone 59

HOA Fees 100

HOA Fees Freq. Annually

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 October 15th, 2025 at 2:02pm MDT