# **\$799,800 - 3312 Chickadee Dr, Edmonton**

MLS® #E4426837

#### \$799,800

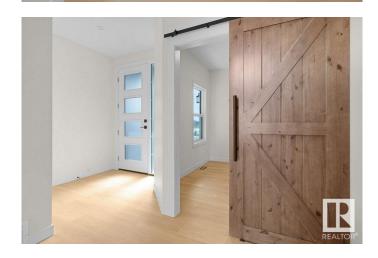
5 Bedroom, 3.00 Bathroom, 2,318 sqft Single Family on 0.00 Acres

Starling, Edmonton, AB

BRAND NEW "AUGUSTA" LUXURY HOME built by custom builders Happy Planet Homes sitting on a 28 pocket wide REGULAR LOT offers 5 BEDROOMS & 3 FULL WASHROOMS is now available in the beautiful community of STARLING SOUTH with PLATINUM LUXURIOUS FINISHINGS. Upon entrance you will find a BEDROOM WITH A HUGE WINDOW enclosed by a sliding Barn Door, FULL BATH ON THE MAIN FLOOR, SPICE KITCHEN with SIDE WINDOW. TIMELESS CONTEMPORARY CUSTOM KITCHEN designed with two tone cabinets are soul of the house with huge centre island BOASTING LUXURY. Huge OPEN TO BELOW living room, A CUSTOM FIREPLACE FEATURE WALL and a DINING NOOK finished main floor. Upstairs you'll find a HUGE BONUS ROOM opening the entire living area. The MASTER BEDROOM showcases a lavish ensuite with CLASSIC ARCH ENTRANCE'S comprising a stand-up shower with niche, soaker tub and a huge walk-in closet. Other 3 secondary bedrooms with a common bathroom and laundry room finishes the Upper Floor.\*PHOTOS & VIRTUAL TOUR FROM SIMILAR SPEC\*Under construction







Built in 2025

#### **Essential Information**

MLS® # E4426837 Price \$799,800

Bedrooms 5 Bathrooms 3.00

Full Baths 3

Square Footage 2,318
Acres 0.00
Year Built 2025

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

## **Community Information**

Address 3312 Chickadee Dr

Area Edmonton
Subdivision Starling
City Edmonton
County ALBERTA

Province AB

Postal Code T5S 0V5

#### **Amenities**

Amenities No Animal Home, No Smoking Home, 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 Playground Nearby, Shopping Nearby, See Remarks

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

### **Additional Information**

Date Listed March 21st, 2025

Days on Market 28

Zoning Zone 59 HOA Fees Freq. Annually

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Listing information last updated on April 18th, 2025 at 8:02pm MDT