# \$620,000 - 3136 Magpie Way Nw, Edmonton

MLS® #E4461895

#### \$620,000

4 Bedroom, 3.00 Bathroom, 2,067 sqft Single Family on 0.00 Acres

Starling, Edmonton, AB

(NOT A ZERO LOT) QUICK POSSESSION AVAILABLE - Welcome to this beautiful 2,067 sq. ft. home featuring a modern and functional layout. The main floor offers a spacious bedroom, a 4pc full bathroom, and an open-concept kitchen with a dining area and family room â€" perfect for entertaining and everyday living. Upstairs, you'II find a bright bonus room, a convenient laundry area with an inbuilt sink, a large primary bedroom with an en-suite and walk-in closet, along with two additional bedrooms and another 4pc bath. This home also includes a separate side entrance, providing great potential for a future legal basement suite Thoughtfully designed with comfort and versatility in mind, this home is ideal for growing families seeking both space and style.

Built in 2025

#### **Essential Information**

MLS® # E4461895 Price \$620,000

Bedrooms 4

Bathrooms 3.00

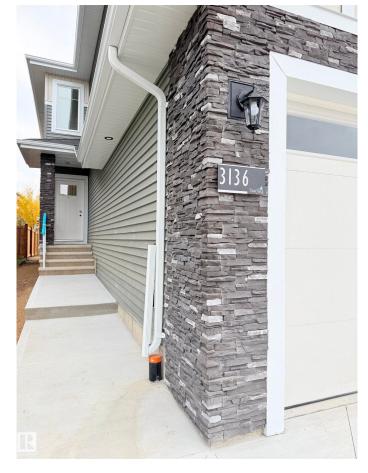
Full Baths 3

Square Footage 2,067

Acres 0.00

Year Built 2025





Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

# **Community Information**

Address 3136 Magpie Way Nw

Area Edmonton
Subdivision Starling
City Edmonton
County ALBERTA

Province AB

Postal Code T5S 0E1

#### **Amenities**

Amenities Ceiling 9 ft., Hot Water Tankless, 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, Unfinished

### **Exterior**

Exterior Wood, Stone, Vinyl

Exterior Features Environmental Reserve, Golf Nearby, Park/Reserve

Roof Asphalt Shingles

Construction Wood, Stone, Vinyl Foundation Concrete Perimeter

#### **Additional Information**

Date Listed October 12th, 2025

Days on Market 10

Zoning Zone 59

HOA Fees 100

HOA Fees Freq. Annually



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Listing information last updated on October 22nd, 2025 at 9:32am MDT