

\$690,000 - 3140 Magpie Wy, Edmonton

MLS® #E4454593

\$690,000

4 Bedroom, 3.00 Bathroom, 2,203 sqft

Single Family on 0.00 Acres

Starling, Edmonton, AB

Welcome to this upcoming 2,203 sq. ft. two-storey single-family home, perfectly situated on a desirable pie-shaped lot with no rear neighbours & big backyard. Featuring an attached double-car garage, this thoughtfully designed residence combines functionality with modern style. The main floor offers an open-concept layout with a spacious kitchen, adjoining dining area, & a bright great room—ideal for entertaining or everyday living. A walk-in pantry enhances kitchen storage, while a versatile den with a closet can easily serve as a home office or an additional bedroom. A convenient 3-piece bathroom completes the main level. Upstairs, the primary suite boasts a generous walk-in closet and a private ensuite. Two additional bedrooms of comfortable size are served by another full 3-piece bathroom. A dedicated laundry room with a sink, plus a bonus room, provide convenience and extra living space. The open-to-below design adds a sense of airiness and sophistication. Home is 2 weeks from completion.

Built in 2025

Essential Information

MLS® # E4454593

Price \$690,000



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,203
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	3140 Magpie Wy
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	Boating, Golf Nearby, Park/Reserve, Playground Nearby
Roof	Asphalt Shingles

Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 25th, 2025
Days on Market	3
Zoning	Zone 59
HOA Fees	250
HOA Fees Freq.	Annually

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