

## \$589,000 - 125 Dechene Road, Edmonton

MLS® #E4446240

**\$589,000**

3 Bedroom, 2.50 Bathroom, 1,902 sqft

Single Family on 0.00 Acres

Dechene, Edmonton, AB

Beautifully Maintained Family Home in Dechene! Welcome to this warm and inviting 3-bedroom plus den, 2.1-bathroom home, ideally located in the heart of the family-friendly Dechene community. Boasting over 1,900 sq. ft. of well-designed living space, this home offers the perfect balance of comfort, functionality, and natural beauty. Step inside to a bright and spacious layout featuring modern appliances, large windows, and plenty of natural light. The main floor includes a versatile den, perfect for a home office, guest room, or creative space. Enjoy morning coffee on the charming front porch and unwind on the private back deck, surrounded by mature trees that provide both shade and privacy. The fully fenced backyard is perfect for children, pets, and summer entertaining. This move-in-ready home is nestled in a peaceful neighbourhood with excellent access to amenities. Located near schools, with quick access to the Anthony Henday Drive, and just 10 minutes from West Edmonton Mall and Costco.

Built in 1997

### Essential Information

MLS® # E4446240

Price \$589,000

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,902                  |
| Acres          | 0.00                   |
| Year Built     | 1997                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 125 Dechene Road |
| Area        | Edmonton         |
| Subdivision | Dechene          |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T6M 2N1          |

### Amenities

|           |                                                                                         |
|-----------|-----------------------------------------------------------------------------------------|
| Amenities | Deck, Detectors Smoke, Hot Water Natural Gas, Vaulted Ceiling, Vacuum System-Roughed-In |
| Parking   | Double Garage Attached                                                                  |

### Interior

|                   |                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                          |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                                 |
| Fireplace         | Yes                                                                                                       |
| Fireplaces        | Glass Door                                                                                                |
| Stories           | 2                                                                                                         |
| Has Basement      | Yes                                                                                                       |
| Basement          | Full, Unfinished                                                                                          |

### Exterior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                 |
| Exterior Features | Cul-De-Sac, Fenced, Fruit Trees/Shrubs, Golf Nearby, No Back Lane, |

Playground Nearby, Public Transportation, Schools, Shopping Nearby

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Brick, Vinyl |
| Foundation   | Concrete Perimeter |

### School Information

|            |                        |
|------------|------------------------|
| Elementary | Good Shepherd Catholic |
| Middle     | S. Bruce Smith School  |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | July 6th, 2025 |
| Days on Market | 35             |
| Zoning         | Zone 20        |

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Listing information last updated on August 10th, 2025 at 7:47pm MDT