

## \$424,900 - 134 Astoria, Devon

MLS® #E4461451

**\$424,900**

3 Bedroom, 2.50 Bathroom, 1,570 sqft

Single Family on 0.00 Acres

Devon, Devon, AB

Welcome Home! This 2021 built Alquinn Home duplex is fully upgraded on a corner lot. Over 1500 sqft of modern finishes and an open floor plan. You will Notice the chic vinyl plank flooring through out the main level. The spacious kitchen offers tons of cupboard space, quartz counter tops, plenty of natural light, upgraded stainless appliances and a walk through butler pantry straight from the garage. You can also access the tastefully landscaped back yard, upgraded deck and a built in walk way to the second entrance. The second level has 3 bedrooms including a large primary bedroom with a walk in closet and 4 piece ensuite with ceramic tiles. 2 other spacious bedrooms, another 4 piece bathroom and a bonus room for your family or friends. There is also a double attached garage that is insulated and drywalled. The basement is unspoiled and has a seperate entrance if you are looking to build a suite.

Built in 2021

### Essential Information

MLS® #	E4461451
Price	\$424,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,570
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	134 Astoria
Area	Devon
Subdivision	Devon
City	Devon
County	ALBERTA
Province	AB
Postal Code	T9E 0M3

### Amenities

Amenities	Deck, Detectors Smoke, Hot Water Natural Gas, HRV System
Parking Spaces	6
Parking	Double Garage Attached

### Interior

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

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Cul-De-Sac, Fenced, Golf Nearby, Low Maintenance Landscape, Playground Nearby, Schools, Shopping Nearby, Ski Hill Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	October 9th, 2025
Days on Market	1
Zoning	Zone 92

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 10th, 2025 at 2:17pm MDT