

\$579,000 - 3204 Magpie Link, Edmonton

MLS® #E4447013

\$579,000

5 Bedroom, 3.50 Bathroom, 1,693 sqft

Single Family on 0.00 Acres

Starling, Edmonton, AB

This beautifully designed 1,650+ sq. ft. BACK-LANED home by SINGH BUILDERS offers comfort and functionality. The main floor features an inviting living area with a cozy fireplace, a bright dining space, a sleek kitchen, a mudroom, and a half bathroom. Upstairs, you'll find a cozy bonus room, a primary bedroom with a walk-in closet and ensuite, two additional bedrooms, a full bathroom, and a laundry room for added convenience. The fully finished LEGAL BASEMENT SUITE adds incredible value, featuring its own kitchen, living area, two bedrooms, and a full bathroom—ideal for rental income or extended family living. The entire home boasts luxury vinyl flooring for a modern and low-maintenance finish. This home also comes appliances, a garage, and a spacious deck, providing added convenience and outdoor enjoyment. Situated on a desirable corner lot in the growing STARLING community, this home is near a future school and park, offering convenience and long-term investment potential.

Built in 2024

Essential Information

MLS® # E4447013

Price \$579,000



Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,693
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	3204 Magpie Link
Area	Edmonton
Subdivision	Starling
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5S 0V5

Amenities

Amenities	Deck, See Remarks
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Garage Opener, Hood Fan, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
----------	-------------

Exterior Features	Back Lane, Corner Lot, Golf Nearby, Paved Lane
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 10th, 2025
Days on Market	24
Zoning	Zone 59

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 August 3rd, 2025 at 3:32pm MDT