

## \$529,888 - 318 Dechene Road, Edmonton

MLS® #E4465267

**\$529,888**

4 Bedroom, 3.50 Bathroom, 1,874 sqft

Single Family on 0.00 Acres

Dechene, Edmonton, AB

This wonderful home is in the community of Dechene, in a cul de sac. Walking in youâ€™re greeted with a grand living area with vaulted ceilings & hardwood flooring. The dining room has a lovely alcove for a dining hutch & is steps away from the renovated kitchen. The spacious kitchen has lots of counter space, stainless steel appliances, a pantry & moveable cart. The family room features a wood burning fireplace & patio doors for easy access to your large yard. The main level also has a den/4th bedroom. Laundry & 2 piece bathroom. Upstairs, retreat into the primary bedroom w/ 4 piece ensuite & walk in-closet. The other two bedrooms upstairs are a good size & share a renovated 4 piece bath. The fully finished basement has another flex room & a large rec room/tv area, 3 piece bath, plus lots of storage including a cedar wine cellar. The large back yard is west facing & has room for the kids to play & you can enjoy the planter boxes or the firepit. This is the perfect family home to make lifelong memories in.

Built in 1984

### Essential Information

MLS® # E4465267

Price \$529,888



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,874                  |
| Acres          | 0.00                   |
| Year Built     | 1984                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 318 Dechene Road |
| Area        | Edmonton         |
| Subdivision | Dechene          |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T6M 1W2          |

### Amenities

|                |                                                                                                                    |
|----------------|--------------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Detectors Smoke, Fire Pit, Hot Water Natural Gas, No Smoking Home, Vaulted Ceiling, Vinyl Windows |
| Parking Spaces | 4                                                                                                                  |
| Parking        | Double Garage Attached                                                                                             |

### Interior

|                   |                                                                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                 |
| Appliances        | Alarm/Security System, Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Storage Shed, Stove-Electric, Window Coverings, Refrigerators-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                        |
| Fireplace         | Yes                                                                                                                                                              |
| Fireplaces        | Mantel                                                                                                                                                           |
| Stories           | 3                                                                                                                                                                |
| Has Basement      | Yes                                                                                                                                                              |
| Basement          | Full, Finished                                                                                                                                                   |

### Exterior

|                   |                                                                                                                            |
|-------------------|----------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                                         |
| Exterior Features | Cul-De-Sac, Fenced, Flat Site, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                           |
| Construction      | Wood, Stone, Vinyl                                                                                                         |
| Foundation        | Concrete Perimeter                                                                                                         |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | November 9th, 2025 |
| Days on Market | 7                  |
| Zoning         | Zone 20            |

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Listing information last updated on November 16th, 2025 at 2:02pm MST