\$544,700 - 336 Desrochers Boulevard, Edmonton

MLS® #E4454295

\$544,700

4 Bedroom, 3.00 Bathroom, 1,792 sqft Single Family on 0.00 Acres

Desrochers Area, Edmonton, AB

Wake up with coffee on your private balcony, cook in a sun-filled kitchen and unwind in a home designed for connection. This 4-bedroom 3-bath 2-storey in Desrochers blends modern finishes with family-friendly function. The open main floor features 9' ceilings, bright living and dining spaces alongside a chef's kitchen with quartz counters, stainless steel appliances and a central island. A main floor bedroom with full bath adds flexibility for guests or a home office. Upstairs the primary suite includes a walk-in closet, sleek ensuite and private balcony. Two more bedrooms, a full bath, laundry and a bonus family room complete the level. The unfinished basement offers room to grow with potential for a rec room, gym or future development. Outside enjoy a fenced yard with patio and garden beds plus a new double garage with 9' door (2024) and 2 extra parking stalls. With A/C, quartz upgrades and quick access to schools, parks, Highway 2 and the Henday this home is move-in ready and investment smart.







Built in 2018

Essential Information

MLS® # E4454295 Price \$544,700 Bedrooms 4

Bathrooms 3.00

Full Baths 3

Square Footage 1,792

Acres 0.00

Year Built 2018

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

Community Information

Address 336 Desrochers Boulevard

Area Edmonton

Subdivision Desrochers Area

City Edmonton
County ALBERTA

Province AB

Postal Code T6W 3J1

Amenities

Amenities Air Conditioner, Closet Organizers, Detectors Smoke, Hot Water

Tankless, No Animal Home, No Smoking Home, Smart/Program.

Thermostat

Parking Spaces 4

Parking Double Garage Detached, Parking Pad Cement/Paved

Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In,

Dryer, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator,

Stove-Electric, Washer, Window Coverings

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Wood, Brick, Vinyl, Hardie Board Siding

Exterior Features Airport Nearby, Back Lane, Fenced, Landscaped, Public Transportation,

Schools

Roof Asphalt Shingles

Construction Wood, Brick, Vinyl, Hardie Board Siding

Foundation Concrete Perimeter

School Information

Elementary Duggan School

Middle D.S. MacKenzie School

High Dr. Anne Anderson School

Additional Information

Date Listed August 22nd, 2025

Days on Market 55

Zoning Zone 55

HOA Fees 175

HOA Fees Freq. Annually

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