Courtesy Of Wally Karout Of Royal Lepage Arteam Realty

$609,998 - 12124 34 Avenue, Edmonton

MLS® #E4445015

$609,998
4 Bedroom, 2.50 Bathroom, 1,903 sqft
Single Family on 0.00 Acres

Desrochers Area, Edmonton, AB

Welcome to the "Willow" built by the award-winning builder Pacesetter homes and is located in the heart Desrochers and just steps to the walking trails and parks. As you enter the home you are greeted by luxury vinyl plank flooring throughout the great room, kitchen, and the breakfast nook. Your large kitchen features tile back splash, an island a flush eating bar, quartz counter tops and an undermount sink. Just off of the kitchen and tucked away by the front entry is a 2 piece powder room. Upstairs is the master's retreat with a large walk in closet and a 5-piece en-suite. The second level also includes 3 additional bedrooms with a conveniently placed main 4-piece bathroom and a good sized bonus room. The unspoiled basement has a side separate entrance and larger then average windows perfect for a future suite. Close to all amenities and also comes with a side separate entrance perfect for future development.* Under construction pictures are of the show home the colors may vary complete by February 2026

Built in 2025

Essential Information

MLS® #	E4445015
Price	$609,998

Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,903
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	12124 34 Avenue
Area	Edmonton
Subdivision	Desrochers Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 5M9

Amenities

Amenities	See Remarks
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Golf Nearby, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles

Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 28th, 2025
Days on Market	59
Zoning	Zone 55
HOA Fees	95
HOA Fees Freq.	Annually

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