\$609,900 - 736 Astoria Way, Devon

MLS® #E4445840

\$609,900

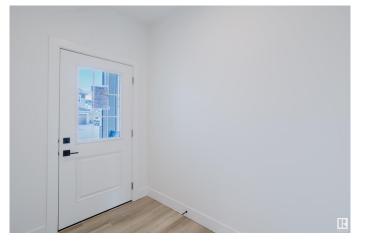
3 Bedroom, 3.00 Bathroom, 2,521 sqft Single Family on 0.00 Acres

Devon, Devon, AB

Welcome to the stunning Luna model, backing onto the scenic ravines of Devon a truly desirable location! This beautifully designed home features a main floor den, a full bathroom, and an expansive open-to-above living room filled with natural light. The gourmet kitchen is impressively sized, perfect for everyday living and entertaining. A thoughtfully designed mudroom includes a convenient dog wash station, ideal for pet owners. Upstairs, you'll find three spacious bedrooms and a versatile second denâ€"perfect for a home office, gym, or playroom. The bright and inviting primary suite offers a peaceful retreat, complete with a luxurious 5-piece ensuite and access to a private balcony perfect for enjoying warm summer mornings or evening sunsets. The basement is currently unfinished but includes a separate side entrance.







Built in 2025

Essential Information

MLS® #	E4445840
Price	\$609,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,521

Acres	0.00
Year Built	2025
Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

736 Astoria Way
Devon
Devon
Devon
ALBERTA
AB
T9G 0M7

Amenities

Amenities	Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Exterior Walls-
	2"x6", Hot Water Tankless, No Animal Home, No Smoking Home, Vinyl
	Windows, Natural Gas BBQ Hookup, Natural Gas Stove Hookup
Parking	Double Garage Attached, Over Sized

Interior

ensuite bathroom
Garage Control, Garage Opener, Hood Fan
Forced Air-1, Natural Gas
Yes
Remote Control
2
Yes
Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Backs Onto Park/Trees, Golf Nearby, Playground Nearby, Schools,
	Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date ListedJuly 3rd, 2025Days on Market11ZoningZone 92

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Listing information last updated on July 14th, 2025 at 12:32pm MDT