

# **\$675,000 - 1462 Darby Green Green, Edmonton**

MLS® #E4430477

**\$675,000**

3 Bedroom, 2.50 Bathroom, 2,351 sqft

Single Family on 0.00 Acres

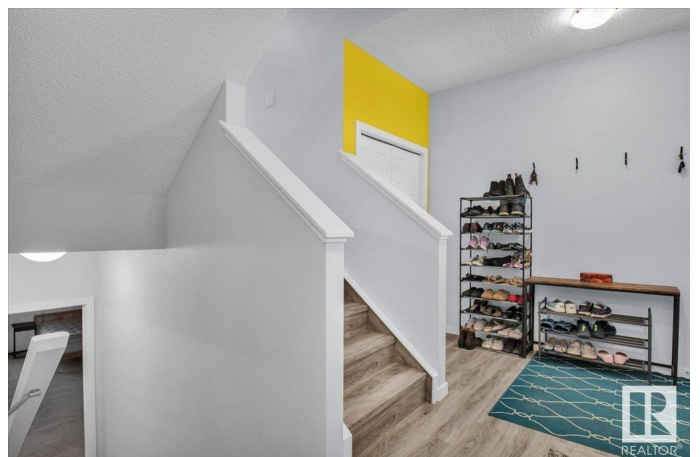
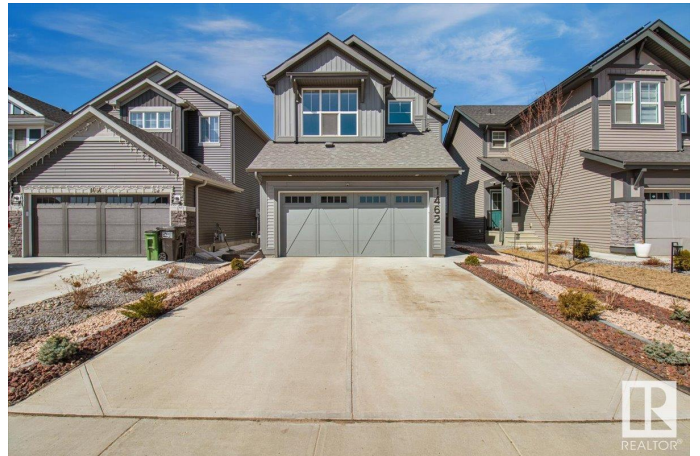
Desrochers Area, Edmonton, AB

This stunning 2,350 sq. ft. two-storey home, nestled in the amenity-filled Desrocher community, is a true gem! Built by Jayman, it features high-quality finishes throughout. Upgrades include air conditioning, solar panels, custom window coverings, and a spacious deck. The bright, modern open-plan kitchen is equipped with a gas range, French door oven, and a generous walk-in pantry. The main floor also offers a versatile flex space, perfect for use as an office or cozy library. Upstairs, you'll find two large bedrooms, a spacious laundry room, and a generous bonus room—ideal for relaxation. The primary suite, located on its own floor, is bathed in natural light and boasts a large walk-in closet and a spa-inspired tiled bathroom. The lower level, with its many windows, offers great potential for future development, allowing you to create additional living space. With easy access to schools, shopping, and other amenities, this home offers both convenience and luxury.

Built in 2022

## **Essential Information**

MLS® #	E4430477
Price	\$675,000
Bedrooms	3
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	2,351
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

### Community Information

Address	1462 Darby Green Green
Area	Edmonton
Subdivision	Desrochers Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 4N5

### Amenities

Amenities	Air Conditioner, Deck, Hot Water Natural Gas
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Built-In, Refrigerator, Stove-Countertop Gas, Washer
Heating	Forced Air-1, Natural Gas
Stories	4
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Fenced, Low Maintenance Landscape, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**School Information**

Elementary                      Duggan/St Thomas Aquinas  
Middle                              DS Mackenzie/St T Aquinas  
High                                 Dr A Anderson/ McCaffery

**Additional Information**

Date Listed                      April 11th, 2025  
Days on Market                10  
Zoning                              Zone 55

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