

## \$559,900 - 91 Dechene Road, Edmonton

MLS® #E4440091

**\$559,900**

5 Bedroom, 4.50 Bathroom, 2,054 sqft

Single Family on 0.00 Acres

Dechene, Edmonton, AB

Your first impression? This could be our family home for so many years! BBQs and kids playing in the yard with lots of room for your dog to play, fully developed basement for guests & extra space, oversized heated double garage with pull down stairs to storage loft, 3 bedrooms & 3 bathrooms upstairs!

Laundry could be relocated to top floor if you eliminated the extra bathroom – so many possibilities. The keyhole crescent location is just perfect and when you drive up you will love the feel of the street and how attractive the home looks. Inside you won't be disappointed with newer plush carpeting, remodelled kitchen, grand entrance foyer, tri pane windows, newer furnace & shingles replaced 2018. The yard is going to capture your heart with all the possibilities, smell the lilacs, plant a garden, and the custom shed is going to come in handy. This one owner home is ready for its next chapter looking for new owners to love living here! Great neighbourhood with walking paths, schools & shopping nearby.

Built in 1996

### Essential Information

MLS® # E4440091

Price \$559,900



Bedrooms	5
Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	2,054
Acres	0.00
Year Built	1996
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	91 Dechene Road
Area	Edmonton
Subdivision	Dechene
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 2M9

### Amenities

Amenities	Deck, No Smoking Home, See Remarks
Parking Spaces	4
Parking	Double Garage Attached, Heated, Insulated, Over Sized

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Garburator, Hood Fan, Humidifier-Power(Furnace), Storage Shed, Stove-Gas, Washer, Refrigerators-Two, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Landscaped, Picnic Area, Playground Nearby, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Centennial School K-6
Middle	S.Bruce Smith 7-9
High	Jasper Place 10-12

### **Additional Information**

Date Listed	June 2nd, 2025
Days on Market	6
Zoning	Zone 20

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 8th, 2025 at 7:32am MDT