

\$649,900 - 3212 Dixon Way, Edmonton

MLS® #E4465784

\$649,900

3 Bedroom, 2.50 Bathroom, 2,003 sqft
Single Family on 0.00 Acres

Desrochers Area, Edmonton, AB

Discover the Nile, a beautifully designed 2003 sq. ft. home that offers the perfect balance of comfort and elegance. This spacious model features 4 bedrooms and 2.5 bathrooms, ideal for families seeking a modern living space. Homeowners will enjoy a spacious and comfortable atmosphere, making every room feel welcoming and expansive. The Nile's thoughtful design includes ample storage, stylish finishes, and a functional flow that suits both everyday living and entertaining. Experience the charm and sophistication of the Nile, where your dream home becomes a reality.



Built in 2025

Essential Information

MLS® #	E4465784
Price	\$649,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,003
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family

Style 2 Storey
Status Active

Community Information

Address 3212 Dixon Way
Area Edmonton
Subdivision Desrochers Area
City Edmonton
County ALBERTA
Province AB
Postal Code T6W 5L3

Amenities

Amenities Carbon Monoxide Detectors, Tankless, Smart/Program. 1 Ceiling
Parking Double Garage Attached, Ov

Interior

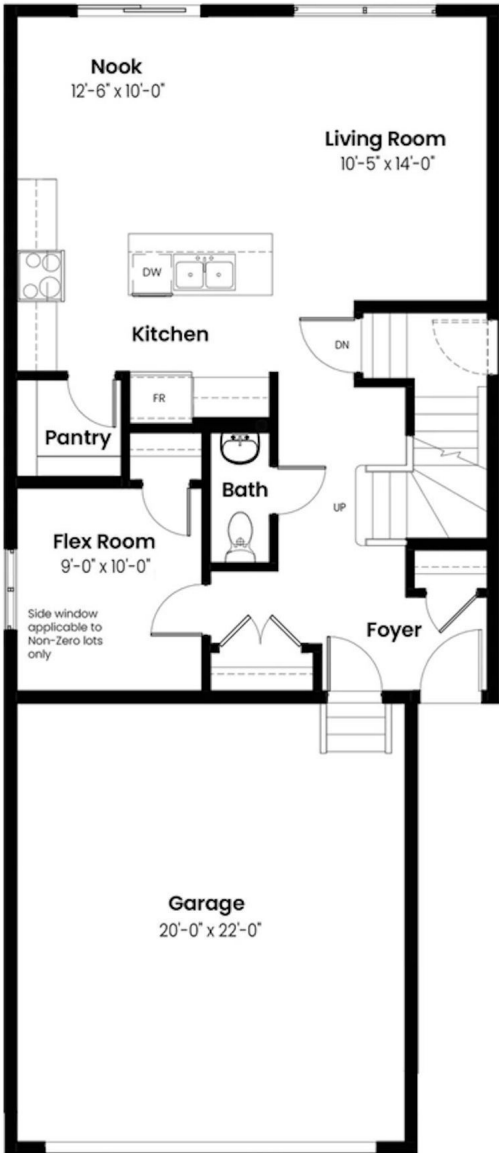
Interior Features ensuite bathroom
Appliances Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, \n
Heating Forced Air-1, Natural Gas
Fireplace Yes
Fireplaces Insert
Stories 2
Has Basement Yes
Basement Full, Unfinished

Exterior

Exterior Prefab, Vinyl
Exterior Features Airport Nearby, Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof Asphalt Shingles
Construction Prefab, Vinyl
Foundation Concrete Perimeter

School Information

Elementary DUGGAN
Middle D.S. MACKENZIE



High

DR. ANNE ANDERSON

Additional Information

Date Listed	November 14th, 2025
Days on Market	1
Zoning	Zone 55
HOA Fees	175
HOA Fees Freq.	Annually



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