

## \$449,000 - 3881 Robins Crescent, Edmonton

MLS® #E4463919

**\$449,000**

3 Bedroom, 2.50 Bathroom, 1,578 sqft

Single Family on 0.00 Acres

Starling, Edmonton, AB

Beautifully maintained half duplex, backing onto Ravine and walking trails in desirable Starling! This modern 3 bed, 2.5 bath home features an open-concept layout with quartz countertops, white cabinetry, tiled backsplash, and a functional eat-up island. New appliances including the fridge and dishwasher. Upstairs offers a spacious primary suite with walk-in closet and ensuite, plus laundry and bonus space. Upstairs you will also find 2 additional bedrooms. Enjoy year-round comfort with NEW central A/C, a fully landscaped yard, large rear deck, and double attached garage. Steps to parks, trails, and minutes to St. Albert and the Anthony Henday! The incredible view from the home and backyard make this one truly exceptional!

Built in 2018

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4463919  |
| Price          | \$449,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,578     |
| Acres          | 0.00      |



|            |               |
|------------|---------------|
| Year Built | 2018          |
| Type       | Single Family |
| Sub-Type   | Half Duplex   |
| Style      | 2 Storey      |
| Status     | Active        |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 3881 Robins Crescent |
| Area        | Edmonton             |
| Subdivision | Starling             |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5S 0M8              |

### **Amenities**

|                |                                                           |
|----------------|-----------------------------------------------------------|
| Amenities      | Air Conditioner, Closet Organizers, Deck, No Smoking Home |
| Parking Spaces | 4                                                         |
| Parking        | Double Garage Attached                                    |

### **Interior**

|                   |                                                                                                                                                                 |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                       |
| Fireplace         | Yes                                                                                                                                                             |
| Fireplaces        | Tile Surround                                                                                                                                                   |
| Stories           | 2                                                                                                                                                               |
| Has Basement      | Yes                                                                                                                                                             |
| Basement          | Full, Unfinished                                                                                                                                                |

### **Exterior**

|                   |                                                                                                                 |
|-------------------|-----------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                              |
| Exterior Features | Backs Onto Park/Trees, Fenced, Flat Site, Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby |
| Roof              | Asphalt Shingles                                                                                                |
| Construction      | Wood, Stone, Vinyl                                                                                              |
| Foundation        | Concrete Perimeter                                                                                              |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 29th, 2025 |
| Days on Market | 17                 |
| Zoning         | Zone 59            |

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Listing information last updated on November 15th, 2025 at 7:32am MST