

# \$739,900 - 3247 Dixon Way, Edmonton

MLS® #E4421069

**\$739,900**

3 Bedroom, 2.50 Bathroom, 1,906 sqft  
Single Family on 0.00 Acres

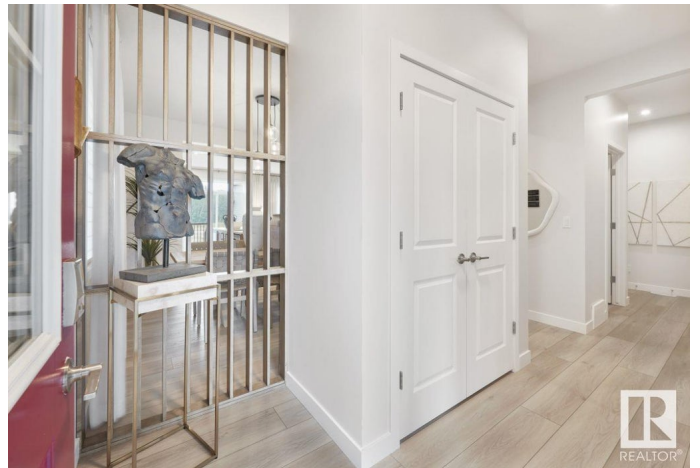
Desrochers Area, Edmonton, AB

Welcome to the Alessi 24 Showhome by Jayman Built - Net Zero Certified including 30+ solar panels; Jayman's proprietary Wall system with the complete Net Zero Building Envelope & triple pane windows with argon fill. Air source electric heat pump heating & cooling mechanical system with electric back up & Merv 15 Air filter. This two-story sanctuary features a seamless open-concept layout, connecting the living, dining, & kitchen areas for effortless entertaining & relaxation. The gourmet kitchen boasts a spacious island, stainless steel appliances, & sleek finishes, while the adjacent living room offers a cozy retreat by the fireplace. Upstairs, a bonus room awaits, alongside the serene primary bedroom with an ensuite bath & walk-in closet. Two additional bedrooms & second bath provide ample space for family & guests. Convenience meets luxury with a double attached garage & a side entrance! Purchase this stunning Jayman BUILT showhome at today's prices and earn money every month it is open!

Built in 2024

## Essential Information

MLS® #	E4421069
Price	\$739,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,906
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	3247 Dixon Way
Area	Edmonton
Subdivision	Desrochers Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 5K9

### **Amenities**

Amenities	Deck, Hot Water Tankless
Parking Spaces	4
Parking	Double Garage Attached

### **Interior**

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

### **Exterior**

Exterior	Wood, Vinyl
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Exterior Features	Park/Reserve, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	St. Thomas Aquinas
High	Dr. Anne Anderson

### **Additional Information**

Date Listed	February 10th, 2025
Days on Market	54
Zoning	Zone 55

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Listing information last updated on April 5th, 2025 at 11:17am MDT