# \$609,354 - 2034 Muckleplum Link, Edmonton

MLS® #E4462264

#### \$609.354

3 Bedroom, 2.50 Bathroom, 2,229 sqft Single Family on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

The Purcell is our 2,229 sq.ft. 3 bedroom/1 den, 2.5 bathroom home located in Edmonton's award winning community of The Orchards. Located on Muckleplum Link, just steps from two established schools and another future school. This open concept design offers a MAIN DEN. The kitchen is equipped with our GOURMET KITCHEN PACKAGE, including 3CM quartz, a chimney hoodfan, GAS COOKTOP, 36"" french door fridge with internal ice/water dispenser, built in microwave, built in wall oven and dishwasher. The large living room offers lots of natural light and a cozy 50" electric fireplace. Upstairs, we've replaced all stubwall with spindle railing and you'll find a beautifully spacious bonus room, and 3 large bedrooms. The primary ensuite is 5 pc, and includes 3CM quartz and ceramic tile. There is a SIDE ENTRY, perfect for future basement development. Photographs are of show home.

Built in 2025

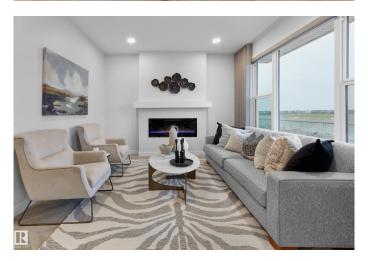
## **Essential Information**

MLS® # E4462264 Price \$609,354

Bedrooms 3
Bathrooms 2.50
Full Baths 2







Half Baths 1

Square Footage 2,229
Acres 0.00

Year Built 2025

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

## **Community Information**

Address 2034 Muckleplum Link

Area Edmonton

Subdivision The Orchards At Ellerslie

City Edmonton
County ALBERTA

Province AB

Postal Code T6X 3J9

### **Amenities**

Amenities Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke,

Smart/Program. Thermostat, HRV System

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Garage Control, Garage Opener, Oven-Built-In,

Oven-Microwave, Refrigerator, Stove-Countertop Gas

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Insert

Stories 2

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Airport Nearby, Golf Nearby, Partially Landscaped, Playground Nearby,

Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

### **School Information**

Elementary Divine Mercy

Middle Father Michael Mireau

High J. PERCY PAGE

### **Additional Information**

Date Listed October 15th, 2025

Days on Market 20

Zoning Zone 53

HOA Fees 426

HOA Fees Freq. Annually

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