

# \$510,000 - 3105 Magpie Way, Edmonton

MLS® #E4445009

**\$510,000**

3 Bedroom, 2.50 Bathroom, 1,663 sqft  
Single Family on 0.00 Acres

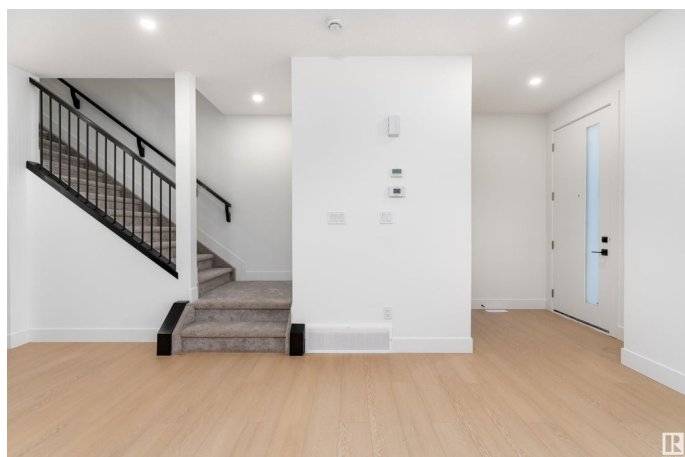
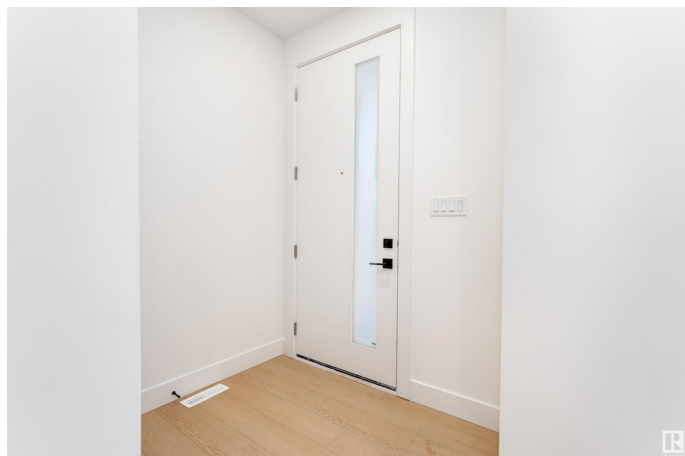
Starling, Edmonton, AB

Welcome to 3105 Magpie Way â€” a rare find in the growing community of Starling. This 3-bedroom, 2.5-bath half duplex features a striking open-to-above design, a layout rarely found in duplex homes. Located in a peaceful, newly developed area, this home also comes with a convenient side entrance, offering future suite potential or added flexibility. With construction underway, buyers still have time to select their finishes and custom build a space that reflects their personal style. A perfect opportunity to own a modern home in a thriving neighborhood. \*Photos are for representation only of a completed home\*

Built in 2025

## Essential Information

MLS® #	E4445009
Price	\$510,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,663
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Half Duplex



Style 2 Storey  
Status Active

### Community Information

Address 3105 Magpie Way  
Area Edmonton  
Subdivision Starling  
City Edmonton  
County ALBERTA  
Province AB  
Postal Code T5S 0V3

### Amenities

Amenities Detectors Smoke, No Animal Home, No Smoking Home  
Parking Double Garage Attached

### Interior

Interior Features ensuite bathroom  
Appliances See Remarks  
Heating Forced Air-1, Natural Gas  
Stories 2  
Has Basement Yes  
Basement Full, Unfinished

### Exterior

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

### Additional Information

Date Listed June 26th, 2025  
Days on Market 37  
Zoning Zone 59

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Listing information last updated on August 2nd, 2025 at 2:47pm MDT