

# \$675,000 - 3038 Dixon Landing Landing, Edmonton

MLS® #E4449612

## \$675,000

3 Bedroom, 2.50 Bathroom, 2,016 sqft  
Single Family on 0.00 Acres

Desrochers Area, Edmonton, AB

Introducing the Petra, a thoughtfully designed 2,016 sq. ft. home that enhances your daily routine with smart, functional spaces. Side entry. The main floor features a seamless layout with an open flex room, perfect for a home office, reading nook, or play area. Host gatherings with ease in the expansive living room and eating nook.



Built in 2025

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4449612               |
| Price          | \$675,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,016                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|         |                            |
|---------|----------------------------|
| Address | 3038 Dixon Landing Landing |
|---------|----------------------------|

Area  
Edmonton  
Subdivision  
Desrochers Area  
City  
Edmonton  
County  
ALBERTA  
Province  
AB  
Postal Code  
T6W 5L2

**Amenities**

Amenities  
Carbon Monoxide Detectors  
Smart/Program. Thermostat,  
Parking  
Double Garage Attached, Ov

**Interior**

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**

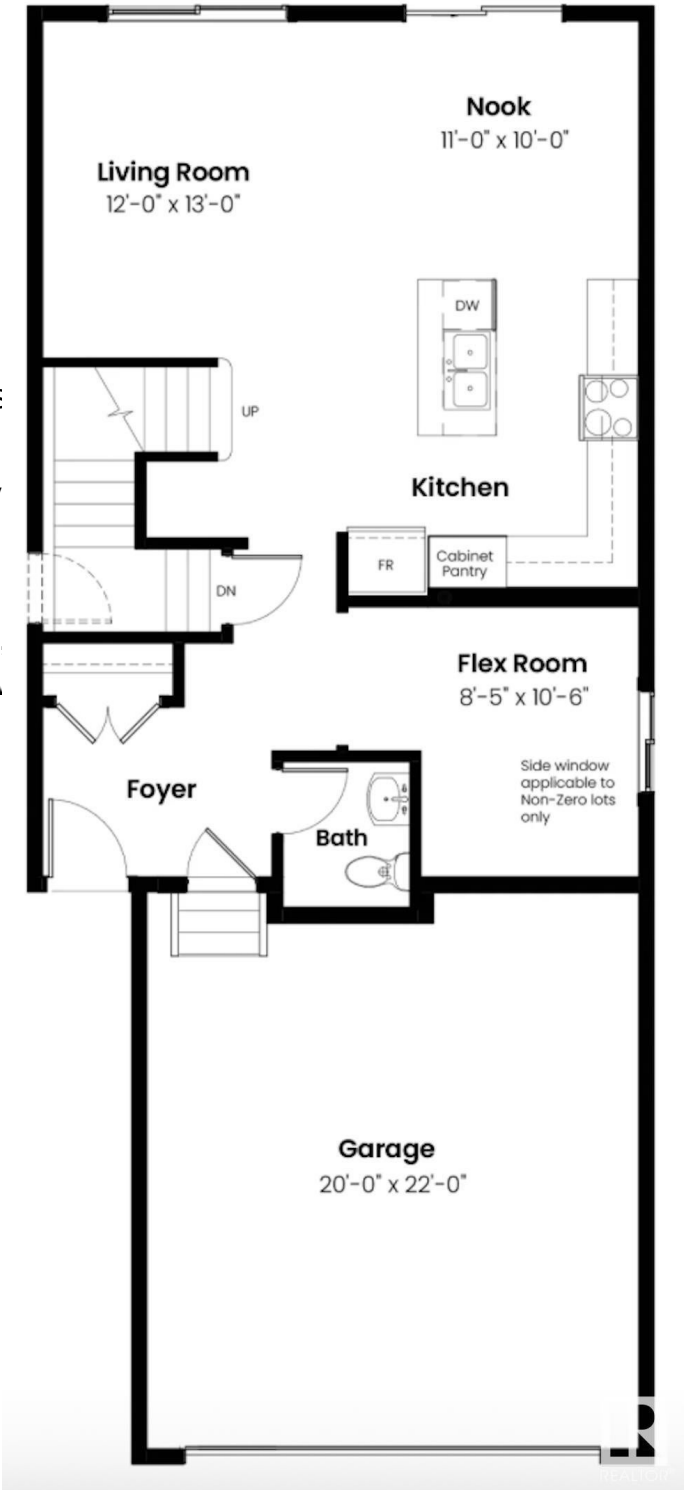
Exterior  
Prefab, Vinyl  
Exterior Features  
Airport Nearby, Golf Nearby,  
Schools, Shopping Nearby  
Roof  
Asphalt Shingles  
Construction  
Prefab, Vinyl  
Foundation  
Concrete Perimeter

**School Information**

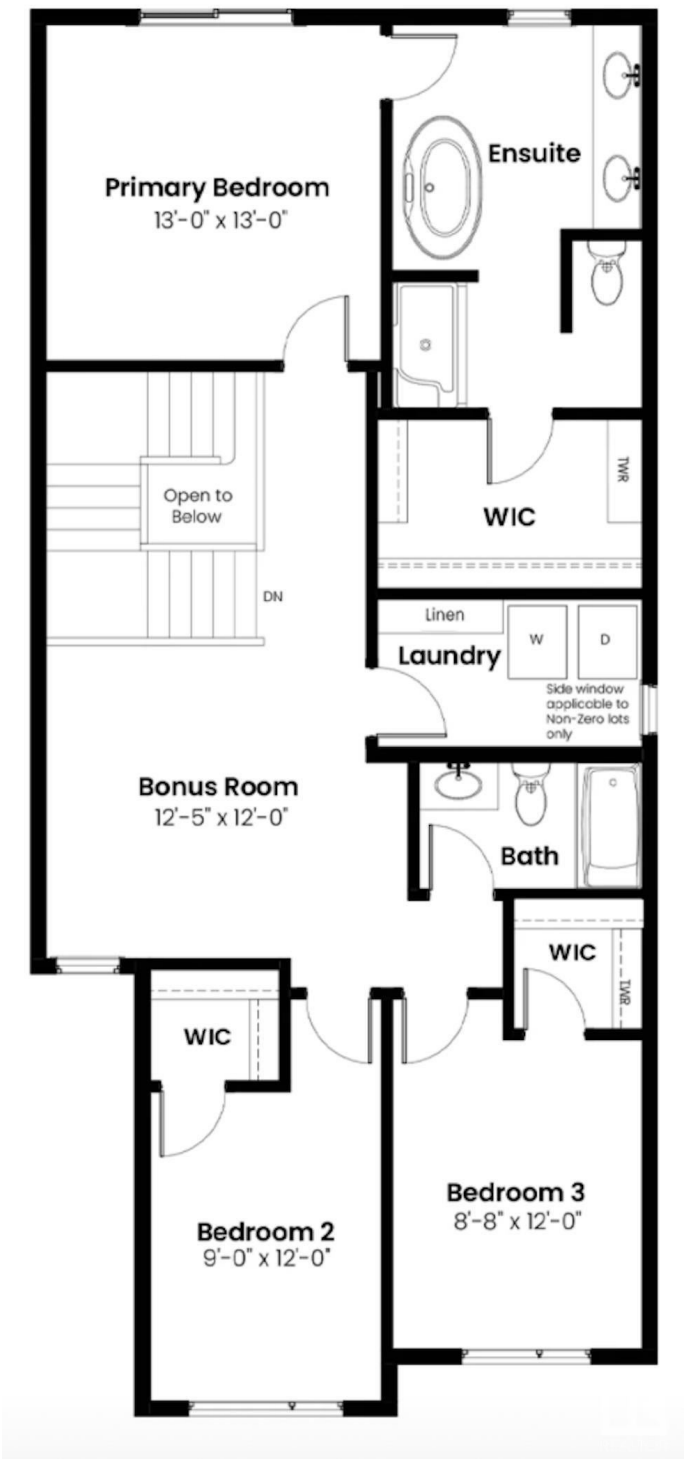
Elementary  
DUGGAN  
Middle  
D.S. MACKENZIE  
High  
DR. ANNE ANDERSON

**Additional Information**

Date Listed  
July 23rd, 2025  
Days on Market  
63  
Zoning  
Zone 55  
HOA Fees  
175



HOA Fees Freq.     Annually



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Listing information last updated on September 24th, 2025 at 9:17am MDT