

## \$649,800 - 2631 Donaghey Crescent, Edmonton

MLS® #E4462008

**\$649,800**

4 Bedroom, 3.50 Bathroom, 1,738 sqft

Single Family on 0.00 Acres

Desrochers Area, Edmonton, AB

Beautiful Jayman Built 1738 Sw Ft 2-storey home with a LEGAL Secondary Suite in the Basement with side entry access! Not only is this home stunning, it's smart, and highly energy efficient which means it will cost you less money to operate monthly, and if you're renting out the basement that outs more profit in your pocket! Just a short walk to great new schools, parks, and walking paths, and a sunny southwest backyard exposure to enjoy! The main floor is impressive with a large chefs kitchen, tall ceilings, and large windows to enjoy looking out to the rear deck and backyard! Upstairs you have 3 spacious bedrooms plus laundry room, with a central bonus room separating the primary suite with large walk in, and massive spa like ensuite! The 1 bedroom, 1 bath basement suite has its own furnace and laundry, 2 windows, tall ceilings, and a luxurious kitchen, all access via private side entry! Fully fenced with rear deck, upgraded window covering package, tankless hot water, and immaculately cared for home!

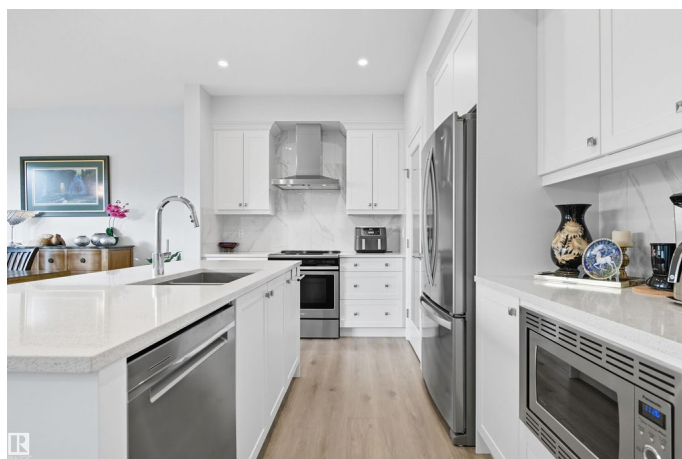
Built in 2021

### Essential Information

MLS® # E4462008

Price \$649,800

Bedrooms 4



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,738                  |
| Acres          | 0.00                   |
| Year Built     | 2021                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 2631 Donaghey Crescent |
| Area        | Edmonton               |
| Subdivision | Desrochers Area        |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T6W 4T2                |

### Amenities

|                |                                                                                                                                              |
|----------------|----------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Ceiling 9 ft., Deck, Exterior Walls- 2"x6", Hot Water Tankless, Smart/Program. Thermostat, Vinyl Windows, HRV System, 9 ft. Basement Ceiling |
| Parking Spaces | 4                                                                                                                                            |
| Parking        | Double Garage Attached                                                                                                                       |

### Interior

|                   |                                                                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                              |
| Appliances        | Hood Fan, Microwave Hood Fan, Oven-Microwave, Washer, Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two |
| Heating           | Forced Air-2, Natural Gas                                                                                                                     |
| Stories           | 3                                                                                                                                             |
| Has Suite         | Yes                                                                                                                                           |
| Has Basement      | Yes                                                                                                                                           |
| Basement          | Full, Finished                                                                                                                                |

### Exterior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                           |
| Exterior Features | Fenced, Golf Nearby, Playground Nearby, Public Swimming Pool, Public Transportation, Schools |
| Roof              | Asphalt Shingles                                                                             |
| Construction      | Wood, Stone, Vinyl                                                                           |
| Foundation        | Concrete Perimeter                                                                           |

### School Information

|            |                           |
|------------|---------------------------|
| Elementary | Duggan School / St Thomas |
| Middle     | St. Thomas Aquinas        |
| High       | Dr. Anne Anderson School  |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 14th, 2025 |
| Days on Market | 22                 |
| Zoning         | Zone 55            |
| HOA Fees       | 175                |
| HOA Fees Freq. | Annually           |

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Listing information last updated on November 5th, 2025 at 3:02am MST