

## \$849,900 - 259 Ravine Drive, Devon

MLS® #E4439317

**\$849,900**

6 Bedroom, 4.50 Bathroom, 2,841 sqft

Single Family on 0.00 Acres

Devon, Devon, AB

Welcome to this stunning corner-lot gem nestled in one of Devon's most desirable neighbourhoods. Unmatched curb appeal and professional landscaping, this home impresses from the moment you arrive. Enjoy peaceful ravine views and the convenience of a triple attached garage, offering plenty of room for vehicles and storage. Step inside to experience modern interiors with 9-foot ceilings and white tile flooring that sets a bright and spacious tone throughout the main level. The heart of the home is the stunning kitchen, thoughtfully designed with ample cabinetry, sleek finishes, and room to entertain. 2-piece bathroom on the main floor adds to the convenience. Unwind in the cozy living area, complete with a built-in entertainment centre and a contemporary fireplace. Upstairs, you'll find 4 bedrooms, including a luxurious primary suite with a spa-like ensuite, a full additional bathroom, and upper laundry. fully finished basement elevates this home with a second full kitchen, spacious living room, & 2 bedrooms

Built in 2022

### Essential Information

MLS® # E4439317

Price \$849,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 6                      |
| Bathrooms      | 4.50                   |
| Full Baths     | 4                      |
| Half Baths     | 1                      |
| Square Footage | 2,841                  |
| Acres          | 0.00                   |
| Year Built     | 2022                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 259 Ravine Drive |
| Area        | Devon            |
| Subdivision | Devon            |
| City        | Devon            |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T9G 0A3          |

### Amenities

|                |                                                                                          |
|----------------|------------------------------------------------------------------------------------------|
| Amenities      | Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, No Animal Home, No Smoking Home |
| Parking Spaces | 6                                                                                        |
| Parking        | Triple Garage Attached                                                                   |

### Interior

|                   |                                                                                                                                                                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                                                                     |
| Appliances        | Dishwasher-Built-In, Freezer, Garage Control, Garage Opener, Oven-Built-In, Oven-Microwave, Stove-Countertop Gas, Stove-Electric, Window Coverings, Wine/Beverage Cooler, Dryer-Two, Refrigerators-Two, Washers-Two, Microwave Hood Fan-Two, Wet Bar |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                                                                            |
| Fireplace         | Yes                                                                                                                                                                                                                                                  |
| Fireplaces        | Tile Surround                                                                                                                                                                                                                                        |
| Stories           | 3                                                                                                                                                                                                                                                    |
| Has Basement      | Yes                                                                                                                                                                                                                                                  |
| Basement          | Full, Finished                                                                                                                                                                                                                                       |

**Exterior**

|                   |                                                                                                                                                                |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                                                                             |
| Exterior Features | Airport Nearby, Corner Lot, Cul-De-Sac, Flat Site, Golf Nearby, Landscaped, Level Land, No Back Lane, Picnic Area, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                                               |
| Construction      | Wood, Stone, Vinyl                                                                                                                                             |
| Foundation        | Concrete Perimeter                                                                                                                                             |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 29th, 2025 |
| Days on Market | 80             |
| Zoning         | Zone 92        |

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Listing information last updated on August 17th, 2025 at 5:17pm MDT