

Courtesy Of Lenny C Burt Of MaxWell Progressive

## \$400,000 - 5207 Chappelle Road, Edmonton

MLS® #E4425024

**\$400,000**

2 Bedroom, 2.50 Bathroom, 1,168 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

Location, location! This end-unit townhome in Chappelle offers unmatched value with a huge south-facing yard fronting onto a beautiful park. Impeccably maintained and move-in ready, this 2-story NO CONDO FEE home by award-winning AVI feels like new. The bright, open-concept design features large windows, luxury vinyl plank & tile flooring, and a modern kitchen with granite counters, upgraded stainless steel appliances, and plenty of cabinetry. Upstairs, the primary suite offers a walk-in closet and private ensuite with tub/shower combo, while the spacious second bedroom (or bonus room) boasts high ceilings and its own oversized shower ensuite. A new A/C unit ensures year-round comfort. The fully fenced yard has only one attached neighbor and an extended open side yard. Enjoy summer BBQs on the deck with a gas line. Complete with a double garage and an unfinished basement ready for your ideas, this is a must-see!

Built in 2015

### Essential Information

MLS® #	E4425024
Price	\$400,000
Bedrooms	2
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	1,168
Acres	0.00
Year Built	2015
Type	Single Family
Sub-Type	Residential Attached
Style	2 Storey
Status	Active

### **Community Information**

Address	5207 Chappelle Road
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2B1

### **Amenities**

Amenities	Air Conditioner, Deck
Parking	Double Garage Detached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl, Hardie Board Siding
Exterior Features	Fenced, Golf Nearby, Landscaped, Park/Reserve, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl, Hardie Board Siding
Foundation	Concrete Perimeter

## Additional Information

Date Listed March 11th, 2025

Days on Market 3

Zoning Zone 55

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