



## Edmonton Alberta

\$459,900

Stunning home in the great family-oriented neighborhood of Chappelle in South Edmonton! A full width front porch welcomes you into this modern open concept main floor with office/den, 9-foot ceiling, rich flooring, designer light fixtures & new paint. The kitchen offers new premium quartz countertop & Timeless White cabinetry with stainless-steel appliances. The living room is sunk down to create a grand feel with 10-foot-high ceilings and brightened up with large, oversized windows. Upstairs laundry, 3 beds & the spectacular master bedroom featuring walk-in closet, ensuite with stand-up shower. Potential for a SEPERATE REAR ENTRY into the basement for future suite development. East facing backyard with full width deck, paved stone walkway taking you to the garage. Central A/C will keep you cool in those hot summer months. Chappelle Members association has many exclusive benefits for residents, including a daycare, rooms for rent, tool rentals, splash park, skating & event spaces, just to mention a few! (id:6769)

Living room 15'1" x 12'7"

Dining room 9'11" x 15'6"

Kitchen 9'2" x 14'4"

Den 9'4" x 8'6"

Primary Bedroom 13'1" x 15'9"

Bedroom 2 11'7" x 9'6"

Bedroom 3 11'7" x 9'6"

Listing Presented By:



Originally Listed by:  
Mozaic Realty Group

<https://minagayed.ca/>

**RE/MAX ELITE**

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