



## Edmonton Alberta

\$269,500

Welcome to this charming open-concept townhome sought-after Chappelle Gardens! This well-kept home features a spacious living room, modern kitchen with island, and walk-out 10'x10' patio off the living room--perfect for entertaining. Includes 2 bedrooms, 1 bathroom, and ample storage space. The primary bedroom offers a walk-in closet for added convenience. Stylish finishes throughout with quartz countertops, tile bathroom floor, stainless steel appliances, and laminate flooring. Enjoy main-level laundry, private front yard fenced w/barbecue area, artificial turf and perennials, attached garage, and low condo fees. Residents have exclusive access to the recreation centre, clubhouse, skating rink, and community gardens. Walking distance to ponds, parks, and trails, with nearby schools, transit, and easy access to the Henday. A great opportunity for first-time buyers or investors seeking comfort, value, and convenience in a vibrant south Edmonton community! Pet friendly condo Low condo fee \$229.00 per mo (id:6769)

Living room 3.18 m x Measurements not available Primary Bedroom 3.25 m x Measurements not

Dining room 2.46 m x Measurements not available available

Kitchen 3.09 m x Measurements not available Bedroom 2 3.04 m x Measurements not available

Listing Presented By:



Originally Listed by:  
RE/MAX Real Estate

<https://wesleyspringer.remaxrealtateedmonton.com/>

**REMAX Elite**

**REMAX ELITE**

8104 160 Ave NW, Edmonton, AB,  
T5Z 3J8

Phone: 780-406-4000

Fax:  
[broker@eliterealestate.ca](mailto:broker@eliterealestate.ca)

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.