

## \$449,000 - 520 Chappelle Drive, Edmonton

MLS® #E4440563

**\$449,000**

4 Bedroom, 3.50 Bathroom, 1,438 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

Welcome to this charming 2-storey rowhome with a big driveway in the sought-after community of Chappelle! Built in 2011, this beautifully maintained property offers over 1,400 sq ft of above-grade living space with a fully finished basement—featuring a total of 4 bedrooms and 3.5 bathrooms. The main floor boasts a bright open-concept living and dining area, a functional kitchen with built-in dishwasher, and a convenient 2-pc bath. Upstairs, you'll find 3 spacious bedrooms, including a primary suite with a 4-pc ensuite. The fully finished basement offers a 4th bedroom, an additional full bath, and extra living space—perfect for guests or a home office. Enjoy the west-facing backyard for evening sunsets and take advantage of the large driveway with a double attached garage. Located near schools, shopping, and major routes, this home blends comfort and accessibility in a fantastic location.

Built in 2011

### Essential Information

MLS® #	E4440563
Price	\$449,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3



Half Baths	1
Square Footage	1,438
Acres	0.00
Year Built	2011
Type	Single Family
Sub-Type	Residential Attached
Style	2 Storey
Status	Active

### **Community Information**

Address	520 Chappelle Drive
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2B4

### **Amenities**

Amenities	No Animal Home, No Smoking Home, See Remarks
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 5th, 2025
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Days on Market 18

Zoning Zone 55

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