

## \$429,900 - 8157 Chappelle Way, Edmonton

MLS® #E4440926

**\$429,900**

3 Bedroom, 2.50 Bathroom, 363 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

No condo fees. No HOA. Just a beautifully maintained home in the heart of family-friendly Chappelle. With a sunny southwest-facing backyard and a double detached garage, this home blends style and practicality. Inside, the open-concept layout features a central island, quartz countertops, stainless steel appliances, and laminate plank flooring throughout. The main floor also includes a convenient half bath. Upstairs offers three spacious bedrooms, including a primary suite with a walk-in closet and private ensuite, plus another full bath and upper-floor laundry. Outside, enjoy a newer concrete path leading from the deck to the garage, perfect for easy access. Professionally cleaned and thoughtfully cared for, this home sits in a thriving community with schools, parks, and amenities close by—ideal for families or investors looking for reliable value in a high-demand rental area.

Built in 2017

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4440926  |
| Price      | \$429,900 |
| Bedrooms   | 3         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |
| Half Baths | 1         |



|                |                      |
|----------------|----------------------|
| Square Footage | 363                  |
| Acres          | 0.00                 |
| Year Built     | 2017                 |
| Type           | Single Family        |
| Sub-Type       | Residential Attached |
| Style          | 2 Storey             |
| Status         | Active               |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 8157 Chappelle Way |
| Area        | Edmonton           |
| Subdivision | Chappelle Area     |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6W 3L7            |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Deck, See Remarks      |
| Parking   | Double Garage Detached |

### Interior

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

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl                              |
| Exterior Features | Back Lane, Fenced, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                |
| Construction      | Wood, Stone, Vinyl                              |
| Foundation        | Concrete Perimeter                              |

### Additional Information

|             |                |
|-------------|----------------|
| Date Listed | June 6th, 2025 |
|-------------|----------------|

Days on Market 12

Zoning Zone 55

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Listing information last updated on June 18th, 2025 at 2:17am MDT