# \$504,999 - 3845 Chrustawka Place, Edmonton

MLS® #E4430168

#### \$504,999

4 Bedroom, 3.50 Bathroom, 1,435 sqft Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

Welcome to this semi-detached home with a detached double garage in the vibrant community of Chappelle with one single owner priced to sell and one bedroom legal basement already leased! The entrance leads to a bright, open-concept main floor. The spacious kitchen boasts stainless steel appliances and modern cabinetry, with a quartz countertop. A 2-pc bathroom is also on the main floor. Upstairs, the primary suite features a walk-in closet, a 3-pc ensuite with a standing shower, two more bedrooms, another full bath with laundry on the upper floor, and a linen closet. The legal basement with a rear entrance has a separate kitchen, laundry, bathroom, living room and one bedroom. Outside, both the main house and basement have their deck backyard with a spacious deck. Located minutes from schools, shopping, dining, Jagare Ridge Golf Club, Calgary Trail and Anthony Henday!



### **Essential Information**

MLS® # E4430168 Price \$504,999

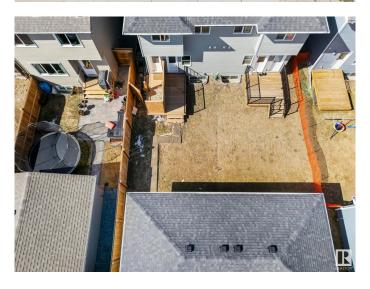
Bedrooms 4

Bathrooms 3.50

Full Baths 3







Half Baths 1

Square Footage 1,435 Acres 0.00 Year Built 2022

Type Single Family
Sub-Type Half Duplex

Style 2 Storey
Status Active

# **Community Information**

Address 3845 Chrustawka Place

Area Edmonton

Subdivision Chappelle Area

City Edmonton
County ALBERTA

Province AB

Postal Code T6W 0C3

## **Amenities**

Amenities Air Conditioner, Ceiling 9 ft., Deck, 9 ft. Basement Ceiling

Parking Double Garage Detached

#### Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Dryer, Stacked Washer/Dryer, Washer,

Window Coverings, Refrigerators-Two, Stoves-Two, Dishwasher-Two,

Microwave Hood Fan-Two

Heating Forced Air-1, Natural Gas

Stories 2
Has Suite Yes
Has Basement Yes

Basement Full, Finished

### **Exterior**

Exterior Wood, Vinyl

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed April 10th, 2025

Days on Market 25

Zoning Zone 55

HOA Fees 426

HOA Fees Freq. Annually

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