

## \$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!

Built in 2022

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

**Additional Information**

Date Listed	April 10th, 2025
Days on Market	31
Zoning	Zone 55
HOA Fees	426
HOA Fees Freq.	Annually

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 11th, 2025 at 1:47pm MDT