

# \$379,900 - 527 Chappelle Drive, Edmonton

MLS® #E4459897

**\$379,900**

3 Bedroom, 1.50 Bathroom, 1,213 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

Welcome to 1,213 sq. ft. of light-filled living in the community of Chappelle. Freshly cleaned & move-in ready, this attached home has both timeless style and functionality, perfect for young families or investors seeking the opportunity. Hardwood floors set the tone as you step inside, leading you through a bright main floor. The kitchen is a dream with stainless steel appliances, a corner pantry for extra storage & plenty of space for gathering around. Upstairs, youâ€™ll find 3 bedrooms & 2 bathrooms, while the finished basement offers the perfect spot for cozy movie nights, a home office, or a creative play space. The attached garage with back lane access keeps life convenient & the fenced backyard is ready for crisp fall evenings & witty banter. This neighbourhood was made for connection, picture tree-lined streets, kids running from door to door on Halloween & neighbours who become friends. Ready for quick possession, this home is waiting for you to make it your own, just in time for sweater weather.

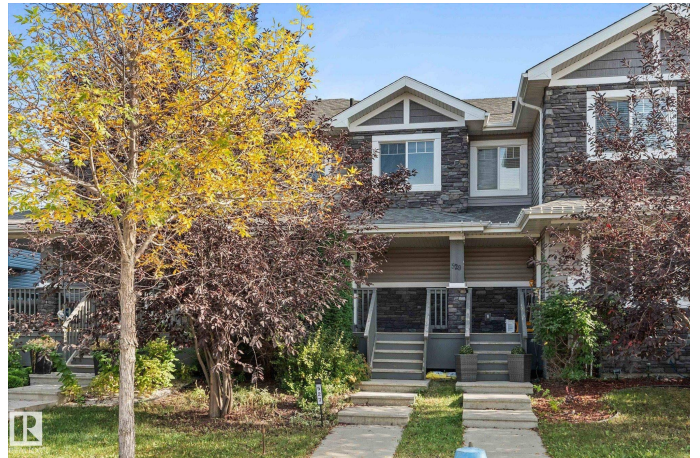
Built in 2014

## Essential Information

MLS® # E4459897

Price \$379,900

Bedrooms 3



|                |                      |
|----------------|----------------------|
| Bathrooms      | 1.50                 |
| Full Baths     | 1                    |
| Half Baths     | 1                    |
| Square Footage | 1,213                |
| Acres          | 0.00                 |
| Year Built     | 2014                 |
| Type           | Single Family        |
| Sub-Type       | Residential Attached |
| Style          | 2 Storey             |
| Status         | Active               |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 527 Chappelle Drive |
| Area        | Edmonton            |
| Subdivision | Chappelle Area      |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6W 2B4             |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Deck                   |
| Parking   | Single Garage Attached |

### Interior

|              |                                                                                                                                  |
|--------------|----------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings, TV Wall Mount |
| Heating      | Forced Air-1, Natural Gas                                                                                                        |
| Stories      | 3                                                                                                                                |
| Has Basement | Yes                                                                                                                              |
| Basement     | Full, Finished                                                                                                                   |

### Exterior

|                   |                                                                 |
|-------------------|-----------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                     |
| Exterior Features | Airport Nearby, Back Lane, Fenced, Flat Site, Playground Nearby |
| Roof              | Asphalt Shingles                                                |
| Construction      | Wood, Vinyl                                                     |
| Foundation        | Concrete Perimeter                                              |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 28th, 2025 |
| Days on Market | 17                   |
| Zoning         | Zone 55              |
| HOA Fees       | 150                  |
| HOA Fees Freq. | Annually             |

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Listing information last updated on October 15th, 2025 at 10:02am MDT