

\$939,900 - 6115 Crawford Drive, Edmonton

MLS® #E4461085

\$939,900

6 Bedroom, 5.50 Bathroom, 2,296 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

INVESTERS!! GENERATIONAL WEALTH!!
TURNKEY! Excellent Airbnb home
(comparable homes renting for up to
\$1,500/day) OR as a regular rental property
(comparable 3-unit properties renting for up to
\$6,000/month) OR Mortgage Helper—live in
one and rent out 2 units. Either way 3 Units in
1 property. 2 STOREY HOME, LEGAL SUITE
PLUS a GARAGE SUITE!!! Stainless Steel
Appliances Included. Front and back
Landscaping Included. Over 3,920 SF of
Living Space. Main and 2nd floor 2,296 SF+ =
2 Primary Bedrooms; one on Main Floor; one
on 2nd floor + ensuites + walk-in closets.
BALCONY AND DECK overlooking the
RAVINE! 2 additional bedrooms + den +
Bonus Rm + mudroom + porch. Legal
Basement Suite 977 SF 2 Large Bedrooms;
Garage Suite 2 Bedroom is 647 SF. Enormous
potential set in a picturesque private area
across from Whitemud Creek
Ravine/Environmental Reserve with pathways.
High-end finishings. Each unit has its own
laundry. Walking distance to K-9 school.
Shopping, recreation, transit plus easy access
to all arterial roads



Built in 2024

Essential Information

MLS® #

E4461085

Price	\$939,900
Bedrooms	6
Bathrooms	5.50
Full Baths	5
Half Baths	1
Square Footage	2,296
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	6115 Crawford Drive
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 4L8

Amenities

Amenities	Ceiling 9 ft., Deck, Exterior Walls- 2"x6", Front Porch, HRV System, Natural Gas BBQ Hookup, Natural Gas Stove Hookup, 9 ft. Basement Ceiling
Parking Spaces	4
Parking	Double Garage Detached, Insulated, Over Sized, Rear Drive Access

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, See Remarks
Heating	See Remarks, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
Stories	3
Has Suite	Yes
Has Basement	Yes

Basement Full, Finished

Exterior

Exterior Wood, Fiber Cement, Stone, Hardie Board Siding

Exterior Features Airport Nearby, Environmental Reserve, Golf Nearby, No Through Road, Playground Nearby, Public Transportation, Shopping Nearby, See Remarks

Roof Asphalt Shingles

Construction Wood, Fiber Cement, Stone, Hardie Board Siding

Foundation Concrete Perimeter

Additional Information

Date Listed October 3rd, 2025

Days on Market 12

Zoning Zone 55

HOA Fees Freq. Annually

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