

\$498,000 - 2117 Cassidy Wynd, Edmonton

MLS® #E4440460

\$498,000

3 Bedroom, 2.50 Bathroom, 1,540 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

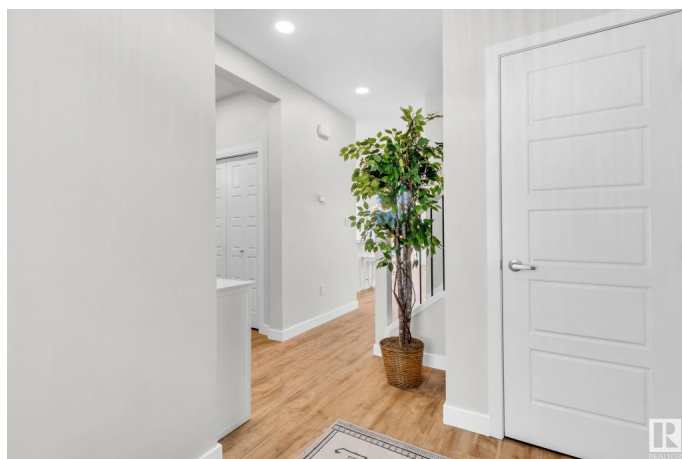
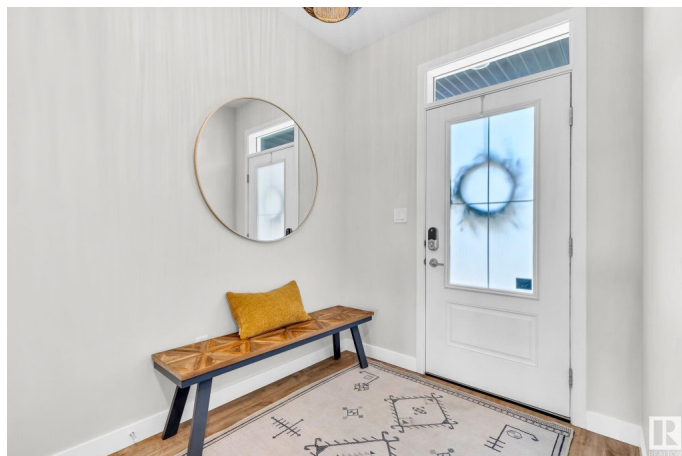
Better than new and designed with style, this stunning half-duplex in the exclusive community of Chappelle Gardens offers the perfect blend of function, flair, and community living. With 3 spacious bedrooms, 2 1/2 bathrooms, and a bright, open-concept layout, this home is packed with thoughtful upgrades. Enjoy 9ft ceilings, a sleek electric fireplace, upgraded lighting throughout, and an abundance of cabinets extending to the ceiling in the stylish kitchen complete with quartz countertops. The 2nd floor laundry adds everyday convenience, while the separate side entrance offers extra flexibility whether for future development or added privacy. Step outside to a large backyard backing green space, creating your own private retreat right at home. As a bonus, living in Chappelle Gardens means you'll have access to the Residents Association, featuring a spray park, skating rink, fenced-in playground, and a wide variety of programs and events for all ages. With easy access to parks, schools, shopping, and transit.

Built in 2021

Essential Information

MLS® # E4440460

Price \$498,000



| | |
|----------------|---------------|
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,540 |
| Acres | 0.00 |
| Year Built | 2021 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 2117 Cassidy Wynd |
| Area | Edmonton |
| Subdivision | Chappelle Area |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6W 1A7 |

Amenities

| | |
|----------------|--|
| Amenities | Ceiling 9 ft., Club House, Detectors Smoke |
| Parking Spaces | 2 |
| Parking | Single Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Airport Nearby, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Private Park Access |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |
| Foundation | Slab |

School Information

| | |
|------------|-------------------------|
| Elementary | Donald R Getty School |
| Middle | Donald R Getty School |
| High | Dr Anne Anderson School |

Additional Information

| | |
|----------------|----------------|
| Date Listed | June 5th, 2025 |
| Days on Market | 11 |
| Zoning | Zone 55 |
| HOA Fees | 426 |
| HOA Fees Freq. | Annually |

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Listing information last updated on June 16th, 2025 at 9:17am MDT