# \$488,888 - 2957 Coughlan Green Green, Edmonton

MLS® #E4461246

### \$488,888

3 Bedroom, 2.50 Bathroom, 1,393 sqft Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

WOW! Step into this beautifully designed 3-bedroom, 2.5-bath home offering a bright and open-concept layout perfect for modern living. The spacious living room flows effortlessly into a generous dining area and a sleek, upgraded kitchen featuring a large island with breakfast bar, elegant quartz countertops, quality cabinetry, and a convenient pantry. A practical boot room and a stylish half bath complete the main floor. Upstairs, the primary suite offers a relaxing retreat with a walk-in closet and private ensuite. Two additional well-sized bedrooms, a full 4-piece bath, and an upstairs laundry room provide comfort and convenience for the whole family. An easily separated basement entrance offers fantastic potential for future development or a legal suite! Fenced yard, double garage and extra parking! Located in the vibrant Chappelle community, you'll enjoy access to scenic wetlands, vast green spaces, walking trails, schools, a community center, and more. Welcome Home!

Built in 2020

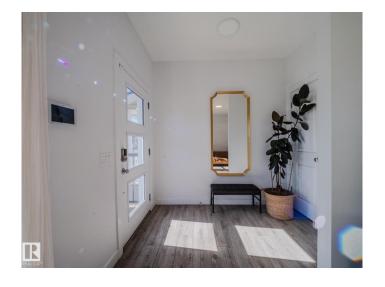
#### **Essential Information**

MLS® # E4461246 Price \$488,888

Bedrooms 3







Bathrooms 2.50 Full Baths 2

Half Baths 1

Square Footage 1,393 Acres 0.00 Year Built 2020

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

# **Community Information**

Address 2957 Coughlan Green Green

Area Edmonton

Subdivision Chappelle Area

City Edmonton
County ALBERTA

Province AB

Postal Code T6W 3X6

## **Amenities**

Amenities Off Street Parking, On Street Parking, Ceiling 9 ft., Front Porch, No.

Smoking Home, Parking-Extra

Parking Spaces 3

Parking Double Garage Detached

# Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave

Hood Fan, Refrigerator, Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Fenced, Playground Nearby, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed October 7th, 2025

Days on Market 22

Zoning Zone 55

HOA Fees 426

HOA Fees Freq. Annually

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