

## \$579,000 - 8452 Cushing Court, Edmonton

MLS® #E4422435

**\$579,000**

3 Bedroom, 2.50 Bathroom, 1,855 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

Discover exceptional value in Chappelle's vibrant community! This 1855 sq. ft. two-storey home offers modern comfort and style. A vaulted entry welcomes you to an impressive kitchen featuring an oversized corner pantry, ceiling-height cabinetry with soft-close drawers, and glass-accented upper cabinets crowned with elegant molding. Quartz countertops and undermount sinks grace the kitchen and bathrooms. The main floor boasts 9-ft ceilings, showcasing a spacious family room with a sleek gas fireplace flanked by custom built-ins. Upstairs, find a central bonus room, convenient laundry, and a luxurious master suite with tray ceiling and lavish ensuite, complete with dual sinks, separate shower, and soaker tub. Two additional bedrooms complete the upper level. Enjoy side entry to the partially finished basement, landscaping, back deck, and attached double garage. This turnkey home in desirable Chappelle awaits â€“ move in and start living!

Built in 2017

### Essential Information

MLS® #	E4422435
Price	\$579,000
Bedrooms	3
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	1,855
Acres	0.00
Year Built	2017
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	8452 Cushing Court
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3L3

### **Amenities**

Amenities	Deck, Detectors Smoke, No Animal Home, Natural Gas BBQ Hookup
Parking Spaces	4
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Cross Fenced, Cul-De-Sac, Fenced, Flat Site, Landscaped, Level Land, Playground Nearby, Schools
Roof	Asphalt Shingles

Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	February 21st, 2025
Days on Market	150
Zoning	Zone 55

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 July 20th, 2025 at 9:48pm MDT