

## \$589,900 - 3805 Claxton Close, Edmonton

MLS® #E4440808

**\$589,900**

3 Bedroom, 2.50 Bathroom, 1,883 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

This beautifully maintained and thoughtfully updated home is nestled in the sought-after Chappelle community, offering a perfect blend of comfort, functionality, and style. With over 1,880 sq. ft. above grade, this ideal family layout features a spacious open-concept main floor includes a 2-piece bathroom, a large living room with fireplace, a designated dining area, and modern kitchen with a gas stove and ample storage, including a walk-in pantry. Upstairs, youâ€™™ll find three generous bedrooms, including a primary suite with walk-in closet and a full ensuite with in-floor-heating feature, plus a versatile bonus roomâ€™™perfect for a home office, playroom, or media space. Recent updates include: Brand new carpet throughout the upper level, Freshly painted walls for a clean and modern feel, Durable vinyl flooring on the main level, GAS stove for an upgraded cooking experience. The home is located on a quiet street, close to schools, parks, trails and quick access to major routes like the Henday and 41 Ave SW.

Built in 2013

### Essential Information

MLS® # E4440808

Price \$589,900

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,883
Acres	0.00
Year Built	2013
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	3805 Claxton Close
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 1Y5

### **Amenities**

Amenities	Air Conditioner, Ceiling 9 ft., See Remarks, HRV System
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Gas, Washer, Water Softener
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      June 6th, 2025  
Days on Market                10  
Zoning                            Zone 55  
HOA Fees                        105  
HOA Fees Freq.                Annually

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