

## \$416,270 - 7013 Cardinal Way, Edmonton

MLS® #E4453686

**\$416,270**

3 Bedroom, 2.50 Bathroom, 1,275 sqft

Single Family on 0.00 Acres

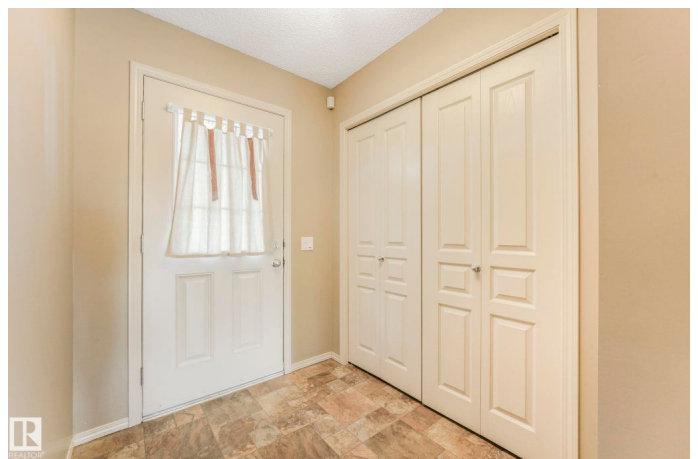
Chappelle Area, Edmonton, AB

NO CONDO FEES!! If you've been looking for an Immaculate, Clean & Affordable Family Home, your search is over! Your New Home features 3 Bedrooms, 3 bathrooms including en-suite with Walk-in Closet (Plus rough-in for full bath in the basement). Enjoy an abundance of Natural Light which floods the Living/Dining/Kitchen Area from your South Facing back yard (fully fenced). A quick and easy commute to Nisku, Airport and The Henday. Don't miss out on Your New Home—a quick possession is available. Some photos have been virtually staged.

Built in 2012

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | E4453686      |
| Price          | \$416,270     |
| Bedrooms       | 3             |
| Bathrooms      | 2.50          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,275         |
| Acres          | 0.00          |
| Year Built     | 2012          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | 2 Storey      |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 7013 Cardinal Way |
| Area        | Edmonton          |
| Subdivision | Chappelle Area    |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6W 1Z1           |

### Amenities

|           |                                                                      |
|-----------|----------------------------------------------------------------------|
| Amenities | Detectors Smoke, Front Porch, Hot Water Natural Gas, No Smoking Home |
| Parking   | Single Garage Attached                                               |

### Interior

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

### Exterior

|                   |                                                                                                    |
|-------------------|----------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                        |
| Exterior Features | Airport Nearby, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools |
| Roof              | Asphalt Shingles                                                                                   |
| Construction      | Wood, Vinyl                                                                                        |
| Foundation        | Concrete Perimeter                                                                                 |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 19th, 2025 |
| Days on Market | 5                 |
| Zoning         | Zone 55           |
| HOA Fees       | 100               |
| HOA Fees Freq. | Annually          |

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Listing information last updated on August 24th, 2025 at 12:32am MDT