

## **\$779,900 - 3071 Carpenter Landing, Edmonton**

MLS® #E4431252

**\$779,900**

5 Bedroom, 4.50 Bathroom, 2,425 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

This stunning home offers over 3500 sq. feet of living space! Upon entering, you experience a large entry hallway, dark stained **HARDWOOD** floor, Gas Fireplace, a beautiful open floor concept with 9ft ceiling, a spacious kitchen, dining, living area and a ½ bath. Also offers, Huge **MAIN FLOOR BEDROOM** with walk-in closet, attached 3 pc **ENSUITE**. Second floor offers another massive primary bedroom with a huge walk-in closet and expansive 5 pc ensuite, 2 more large secondary bedrooms, a bonus room and a 4pc common bathroom complete this level. The **WALKOUT BASEMENT** has been professionally finished with a 5th bedroom, den, 3pc bath and a living room is a mortgage helper. Walking distance to **SCHOOL** and community playground with Ice Rink. Bright day light peeps through large windows with pond view and a walking trail from rear of the house. Enjoy the summer evenings in custom landscaped yard, Beautiful firepit and stone patio. Not to forget the stone landscaping with firepit pad. **MUST SEE!**

Built in 2014

### **Essential Information**

MLS® # E4431252

Price \$779,900



Bedrooms	5
Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	2,425
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	3071 Carpenter Landing
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2Y9

### Amenities

Amenities	Air Conditioner, Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Deck, Fire Pit, No Animal Home, No Smoking Home, Patio, Walkout Basement
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

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

### School Information

Middle	Garth Worthington School
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### Additional Information

Date Listed	April 16th, 2025
Days on Market	73
Zoning	Zone 55
HOA Fees	426
HOA Fees Freq.	Annually

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Listing information last updated on June 28th, 2025 at 4:32am MDT