

\$488,000 - 3069 Coughlan Lane, Edmonton

MLS® #E4435401

\$488,000

3 Bedroom, 2.50 Bathroom, 1,455 sqft
Single Family on 0.00 Acres

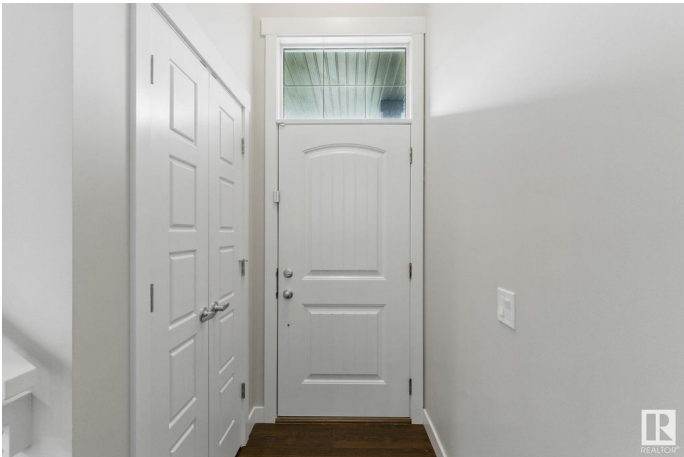
Chappelle Area, Edmonton, AB

Welcome to Chappelle! This beautiful 3 bed, 2.5 bath home features a double attached garage and a bright, open-concept layout perfect for modern living. The front living room flows into a spacious dining area, ideal for entertaining. The kitchen offers a large peninsula with breakfast bar, quartz countertops, walk-in pantry, and stylish cabinetry and stainless steal appliances! Off the kitchen, a convenient mud room, 2-piece bath, and access to the garage complete the main floor. Upstairs, the primary suite features a walk-in closet and ensuite with double sinks and an oversized shower. Two additional generously sized bedrooms, a 4-piece bathroom, and an upstairs laundry room add functionality. Enjoy summer on your large back deck, or take in views from your front porch facing a quiet walkway. A fantastic home in a vibrant, family-friendly community!

Built in 2019

Essential Information

| | |
|------------|-----------|
| MLS® # | E4435401 |
| Price | \$488,000 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |



| | |
|----------------|------------------------|
| Square Footage | 1,455 |
| Acres | 0.00 |
| Year Built | 2019 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 3069 Coughlan Lane |
| Area | Edmonton |
| Subdivision | Chappelle Area |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6W 3N8 |

Amenities

| | |
|-----------|------------------------|
| Amenities | See Remarks |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, 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, Flat Site, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 9th, 2025 |
| Days on Market | 1 |
| Zoning | Zone 55 |
| HOA Fees | 426 |
| HOA Fees Freq. | Annually |

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Listing information last updated on May 10th, 2025 at 1:32pm MDT