

## \$749,999 - 4713 Charles Bay Bay, Edmonton

MLS® #E4445128

**\$749,999**

4 Bedroom, 3.00 Bathroom, 2,393 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

Situated in a quiet cul-de-sac, this spacious 2-storey home stands out with its layout & rare pie-shaped lot. The large backyard provides room for kids, pets, or entertaining. Inside, the main floor offers 2 separate living areas, allowing flexibility for both relaxation and entertaining. A full bathroom and a den for a home office or 4th bedroom make the main level versatile. The main kitchen is equipped with a cooktop, wall oven, built-in microwave, and full-sized fridge/freezer. A fully enclosed spice kitchen w/ gas stove adds convenience for meal prep or specialty cooking. Upstairs you'll find 3 large bedrooms including a primary suite with walk-in closet & en-suite w/ soaker tub, dual vanities, & tiled shower. Bonus room & upper laundry w/ sink & storage. Basement is partially finished, with a side entrance & framing for 2 bedrooms and a full bath. Double attached garage w/ side door, A/C. With a functional layout, ample space, and flexibility to grow with your needs, this home is the perfect choice.

Built in 2020

### Essential Information

MLS® # E4445128

Price \$749,999

Bedrooms 4



Bathrooms	3.00
Full Baths	3
Square Footage	2,393
Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey Split
Status	Active

### Community Information

Address	4713 Charles Bay Bay
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3H1

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Detectors Smoke, Hot Water Natural Gas, No Smoking Home, Patio, HRV System
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dryer, Freezer, Hood Fan, Oven-Built-In, Refrigerator, Storage Shed, Stove-Countertop Electric, Stove-Countertop Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Stone, Vinyl
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Exterior Features	Cul-De-Sac, Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Donald R. Getty
Middle	Donald R. Getty

### **Additional Information**

Date Listed	June 30th, 2025
Days on Market	1
Zoning	Zone 55
HOA Fees	100
HOA Fees Freq.	Annually

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