

## \$615,000 - 3095 Carpenter Landing, Edmonton

MLS® #E4444417

**\$615,000**

6 Bedroom, 3.50 Bathroom, 2,330 sqft

Single Family on 0.00 Acres

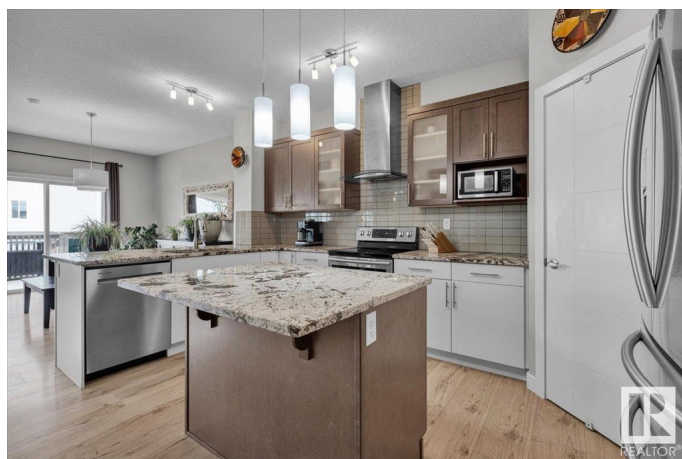
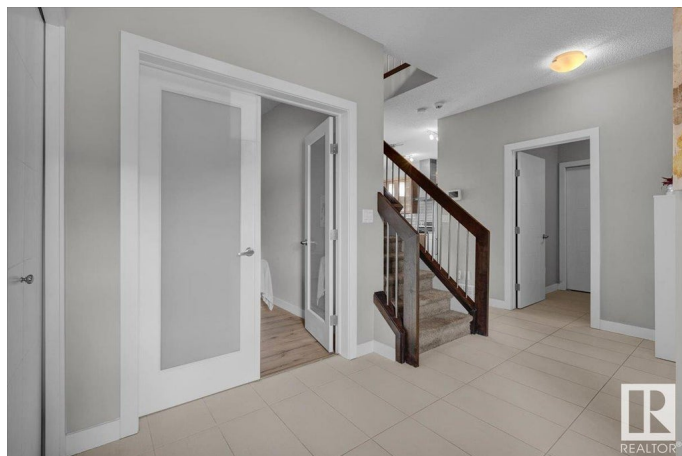
Chappelle Area, Edmonton, AB

Located on a quiet street is this FULLY FINISHED & UPGRADED HOME IN CHAPPELLE â€” BACKING A WALKING PATH! Built by Look Master Builder, this 6-bed, 3.5-bath home is sure to impress you. The main floor features a den/bedroom, 2pc bath, & main floor laundry. The kitchen has a large corner pantry, upgraded appliances, granite countertops, & loads of cabinetry. The open living/dining area has a gas fireplace & loads of natural light. Step outside to a 2-tier deck w/ a hot tub! Upstairs includes a large bonus room, 4 bedrooms including a primary room w/ a walk-in closet & 5pc spa-like ensuite (w/ a soaker tub). The fully finished basement offers a rec room, 6th bedroom, full bath, & a rough-in for a second kitchen. Upgrades: Solar panels (which reduce utility costs), A/C (2022), water softener & more! You also have access to Chappelle Social House w/ a skating rink, basketball/ pickleball courts & MORE!

Built in 2015

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4444417  |
| Price      | \$615,000 |
| Bedrooms   | 6         |
| Bathrooms  | 3.50      |
| Full Baths | 3         |



|                |                        |
|----------------|------------------------|
| Half Baths     | 1                      |
| Square Footage | 2,330                  |
| Acres          | 0.00                   |
| Year Built     | 2015                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 3095 Carpenter Landing |
| Area        | Edmonton               |
| Subdivision | Chappelle Area         |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T6W 2Y9                |

### Amenities

|                |                                                 |
|----------------|-------------------------------------------------|
| Amenities      | Air Conditioner, Deck, Hot Tub, Solar Equipment |
| Parking Spaces | 4                                               |
| Parking        | Double Garage Attached                          |

### Interior

|                   |                                                                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                     |
| Appliances        | Alarm/Security System, Dishwasher-Built-In, Dryer, Hood Fan, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Water Softener, TV Wall Mount |
| Heating           | Forced Air-1, Natural Gas                                                                                                                            |
| Fireplace         | Yes                                                                                                                                                  |
| Fireplaces        | Tile Surround                                                                                                                                        |
| Stories           | 3                                                                                                                                                    |
| Has Basement      | Yes                                                                                                                                                  |
| Basement          | Full, Finished                                                                                                                                       |

### Exterior

|                   |                                                              |
|-------------------|--------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                           |
| Exterior Features | Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                             |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Stone, Vinyl |
| Foundation   | Concrete Perimeter |

**School Information**

|            |                            |
|------------|----------------------------|
| Elementary | Garth Worth./St. Thomas A. |
| Middle     | Garth Worth./St. Thomas A. |
| High       | Dr. Anne A./Father Michael |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 26th, 2025 |
| Days on Market | 12              |
| Zoning         | Zone 55         |
| HOA Fees       | 426             |
| HOA Fees Freq. | Annually        |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on July 8th, 2025 at 3:02am MDT