

# \$508,900 - 1239 Cristall Way, Edmonton

MLS® #E4459102

## \$508,900

3 Bedroom, 2.50 Bathroom, 1,700 sqft  
Single Family on 0.00 Acres

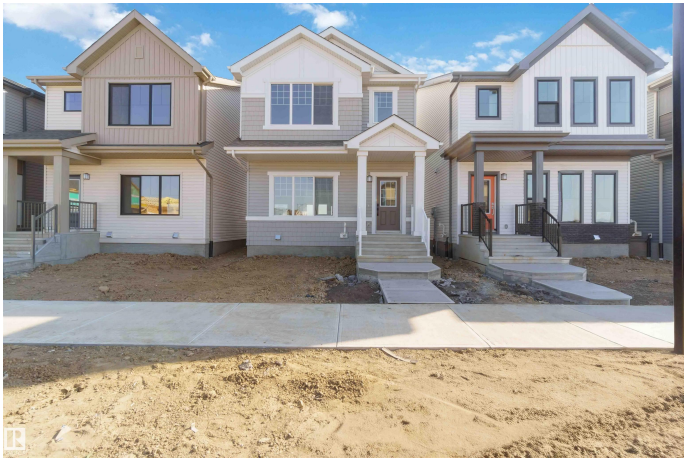
Chappelle Area, Edmonton, AB

ocated in the vibrant community of Chappelle, this 1,700 sq. ft. 2-Storey home comes loaded with \$20,000 in upgrades! Built with long-term flexibility in mind, it features a 9â€™™ foundation and rear entry for future suite potential, plus rough-ins for laundry and a sink in the basement. A larger 60x36 basement window ensures the lower level is bright and ready for future development. The open concept main floor blends style and function, with modern finishes, spacious living and dining areas, and a chef-inspired kitchen. Upstairs youâ€™™ll find generously sized bedrooms, including a primary retreat with walk-in closet and ensuite. With smart upgrades already in place, this home is ideal whether youâ€™™re looking to move right in or invest in future value. Close to schools, parks, shopping, and all amenitiesâ€™™donâ€™™t miss your chance to own in Chappelle!

Built in 2025

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4459102  |
| Price      | \$508,900 |
| Bedrooms   | 3         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |
| Half Baths | 1         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,700                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### **Community Information**

|             |                   |
|-------------|-------------------|
| Address     | 1239 Cristall Way |
| Area        | Edmonton          |
| Subdivision | Chappelle Area    |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6W 5T1           |

### **Amenities**

|           |                                                  |
|-----------|--------------------------------------------------|
| Amenities | See Remarks                                      |
| Parking   | Double Garage Detached, Parking Pad Cement/Paved |

### **Interior**

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | Microwave Hood Fan        |
| Heating           | Forced Air-1, Natural Gas |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

### **Exterior**

|                   |                    |
|-------------------|--------------------|
| Exterior          | Wood, Vinyl        |
| Exterior Features | See Remarks        |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl        |
| Foundation        | Concrete Perimeter |

### **Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 23rd, 2025 |
| Days on Market | 45                   |

Zoning

Zone 55

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Listing information last updated on November 7th, 2025 at 11:17am MST