

## \$649,900 - 1119 Chahley Court, Edmonton

MLS® #E4430164

**\$649,900**

4 Bedroom, 3.00 Bathroom, 1,528 sqft

Single Family on 0.00 Acres

Cameron Heights (Edmonton), Edmonton, AB

Landmark built Bungalow in Cameron Heights neighborhood, situated in quiet cul-de-sac. Opened concept main floor vaulted ceiling. Kitchen has granite countertops, a pantry and a spacious dinning area, leading to a private rear deck. The main floor living room has a gas fireplace. The master bedroom has a walk-in closet, bathroom with jacuzzi tub, separate shower and double vanity. The second bedroom has an adjoining bathroom. An office(den), main floor laundry and an opened staircase to the basement complete the main floor. The finished basement has 9 ft ceilings and large windows with a large family room, workout and games area. There is a bar area with cupboards and a fridge. The bathroom has a double vanity as well as a jacuzzi tub that has a steam shower. There are also two large sound-proofed bedrooms with walk-in closets as well as a furnace room with storage area. The spacious private backyard with numerous ornamental/fruit treed, perennial flower beds and a vegetable garden.

Built in 2010

### Essential Information

MLS® # E4430164

Price \$649,900

Bedrooms 4



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,528                  |
| Acres          | 0.00                   |
| Year Built     | 2010                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 1119 Chahley Court         |
| Area        | Edmonton                   |
| Subdivision | Cameron Heights (Edmonton) |
| City        | Edmonton                   |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T6M 0K5                    |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Carbon Monoxide Detectors, Ceiling 10 ft., Ceiling 9 ft., Deck, Detectors Smoke, Exterior Walls- 2"x6", Fire Pit, Hot Wtr Tank-Energy Star, Insulation-Upgraded, Low Flow Faucets/Shower, No Smoking Home, Vaulted Ceiling, Vinyl Windows, Green Building |
| Parking Spaces | 4   |
| Parking        | 220 Volt Wiring, Double Garage Attached, Insulated  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Humidifier-Power(Furnace), Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas   |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|          |                    |
|----------|--------------------|
| Exterior | Wood, Stone, Vinyl |
|----------|--------------------|

|                   |   |
|-------------------|---|
| Exterior Features | Fenced, Fruit Trees/Shrubs, Landscaped, Stream/Pond, Vegetable Garden |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stone, Vinyl  |
| Foundation        | Concrete Perimeter  |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 10th, 2025 |
| Days on Market | 22               |
| Zoning         | Zone 20          |
| HOA Fees       | 240              |
| HOA Fees Freq. | Annually         |

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Listing information last updated on May 2nd, 2025 at 2:02pm MDT