

\$510,000 - 2931 Coughlan Green Green, Edmonton

MLS® #E4451446

\$510,000

3 Bedroom, 2.50 Bathroom, 1,703 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

Step into this beautifully maintained detached home in Chappelle, built in 2022 and designed for modern living. It features 3 spacious bedrooms, 2.5 bathrooms and a versatile bonus room ideal for a home office or play area. The open-concept main floor offers a cozy living room facing the front yard, a stylish kitchen with SS appliances, backsplash tiles, pantry and island seating, plus a spacious dining area overlooking the backyard. Upstairs includes a master bedroom with walk-in closet and 3 pc ensuite, two more bedrooms, a 4 pc bath, laundry and the bonus room. Enjoy a detached double garage and a separate side entrance to the unfinished basement—perfect for future rental potential. Located in a vibrant, family-friendly neighborhood with parks, trails, schools, shopping, transit, and Chappelle Gardens amenities like hockey rink, spray park, BBQ areas, community rooms, tool rentals, and free programs including yoga and Zumba. A perfect opportunity for families or investors alike!

Built in 2022

Essential Information

MLS® # E4451446

Price \$510,000

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,703
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	2931 Coughlan Green Green
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3X6

Amenities

Amenities	Ceiling 9 ft., Deck, No Animal Home, No Smoking Home, Vinyl Windows, See Remarks
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation
Roof	Asphalt Shingles

Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 6th, 2025
Days on Market	9
Zoning	Zone 55
HOA Fees	439.61
HOA Fees Freq.	Annually

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