# \$434,980 - 8579 Cushing Place, Edmonton

MLS® #E4447397

#### \$434.980

3 Bedroom, 2.50 Bathroom, 1,475 sqft Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

Nested in the vibrant community of Chappelle is this immaculate original owner gem with SIDE ENTRY to the basement. This neatly used 3 bedroom, 2.5 bath home comes with a single attached car garage, deck and massive private yard. The main floor offers an open concept living area to enjoy time with family and friends. Walk through the dinning to the massive kitchen and a powder room to finish the main floor. The second floor comes with a spacious primary bedroom with an ensuite 4 piece bathroom and a walk-in closet. The floor is completed with two other bedrooms, a second floor laundry, bonus room and a full bathroom. The basement with Side Entry for potential Legal suite awaits your creativity



#### **Essential Information**

MLS® # E4447397 Price \$434,980

Bedrooms 3

Bathrooms 2.50

Full Baths 2

Half Baths 1

Square Footage 1,475

Acres 0.00

Year Built 2016







Type Single Family
Sub-Type Half Duplex
Style 2 Storey
Status Active

### **Community Information**

Address 8579 Cushing Place

Area Edmonton

Subdivision Chappelle Area

City Edmonton
County ALBERTA

Province AB

Postal Code T6W 3R4

#### **Amenities**

Amenities Deck, Detectors Smoke
Parking Single Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan,

Refrigerator, Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed July 11th, 2025

Days on Market 96

Zoning Zone 55

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