# \$489,900 - 9201 Cooper Crescent, Edmonton

MLS® #E4434269

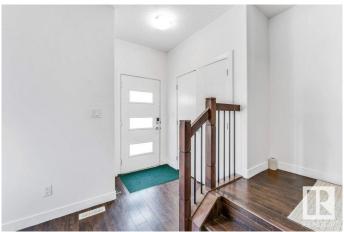
#### \$489,900

3 Bedroom, 2.50 Bathroom, 1,646 sqft Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

Stunning East-Facing Home in Chappelle! Conveniently located at walking distance from K-9 school, transit, and amenities, this beautifully maintained single-family home offers the perfect blend of comfort, style, and affordability is a must-see! The main floor features hardwood flooring and an open concept living room with a cozy fireplace, spacious dining area & Huge Kitchen with tons of Cabinets for storage. Upstairs, the spacious primary bedroom is a true retreat, boasting a walk-in closet and a luxurious 4-piece ensuite, while the two secondary bedrooms share a stylish four-piece bathroom. Bonus room provides an ideal living space, and the second-floor laundry adds convenience. 9ft ceilings and beautiful spindle railing adds elegance to the house. Built on REGULAR LOT, Double Detached Garage, fully landscaped, fenced yard creates a peaceful outdoor retreat, while the Framed Basement is ready for your custom design.







Built in 2017

#### **Essential Information**

MLS® #	E4434269
Price	\$489,900
Bedrooms	3
Bathrooms	2.50

2
1
1,646
0.00
2017
Single Family
Detached Single Family
2 Storey
Active

## **Community Information**

Address	9201 Cooper Crescent
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3L1

### Amenities

Amenities	Ceiling 9 ft., Deck, Smart/Program. Thermostat
Parking Spaces	2
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, V	√inyl					
Exterior Features	Airport	Nearby,	Fenced,	Landscaped,	Playground	Nearby,	Public
	Transportation, Schools, Shopping Nearby						

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

#### **Additional Information**

Date Listed	May 2nd, 2025
Days on Market	116
Zoning	Zone 55

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 August 26th, 2025 at 8:02pm MDT