# \$549,900 - 3952 Claxton Loop, Edmonton

MLS® #E4448938

### \$549.900

3 Bedroom, 2.50 Bathroom, 2,160 sqft Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

This beauty has a wonderful floor plan and is situated in a quiet crescent in the up and coming community of CHAPPELLE! Close to walking trails, a new school, shopping and easy access to the ANTHONY HENDAY! The main floor is great for entertaining with a HUGE ISLAND in the kitchen. SPACIOUS LIVING ROOM with GAS FIREPLACE and STONE FEATURE WALL, PLUS a MAIN FLOOR DEN/FLEX ROOM!!! Featuring GRANITE, STAINLESS STEEL, ENGINEERED HARDWOOD, WALK THRU PANTRY, 2ND FLOOR BONUS ROOM, LAUNDRY ROOM off the MASTER BEDROOM, and 3 SPACIOUS BEDROOMS. The master bedroom has a LUXURIOUS ENSUITE with SLIDING BARN DOOR for privacy, HIS & HER SINKS, SOAKER TUB, OVERSIZED SHOWER and WALK-IN CLOSET that leads to the LAUNDRY ROOM! The attached garage has super high ceiling for added storage. Deck in the backyard is perfect for summer BBQ's, fenced yard. Just move in and enjoy this immaculate home! Seller to provide Original RPR with Title insurance - Fence built







Built in 2012

#### **Essential Information**

MLS®#

E4448938

Price \$549,900

Lease Rate \$12

Bedrooms 3

Bathrooms 2.50

Full Baths 2

Half Baths 1

Square Footage 2,160

Acres 0.00

Year Built 2012

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

## **Community Information**

Address 3952 Claxton Loop

Area Edmonton

Subdivision Chappelle Area

City Edmonton
County ALBERTA

Province AB

Postal Code T6W 1Y7

#### **Amenities**

Amenities Deck, No Smoking Home, See Remarks

Parking Double Garage Attached

#### 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

Fireplace Yes

Fireplaces Stone Facing

Stories 2

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Airport Nearby, Golf Nearby, Landscaped, Park/Reserve, Playground

Nearby, Schools, Shopping Nearby

Lot Description F11.8 B11.1 S 32.8 & 35.3

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed July 21st, 2025

Days on Market 103

Zoning Zone 55

HOA Fees 100

HOA Fees Freq. Annually

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