

## \$499,989 - 2657 Chokecherry Lane, Edmonton

MLS® #E4444945

**\$499,989**

3 Bedroom, 2.50 Bathroom, 1,594 sqft

Single Family on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

This stunning and impeccably maintained 1600sqft home comes with the highest possible level of finishing. Beautifully designed with exceptional living space and modern upgrades. Step inside to an inviting open-concept main floor with 9 ft ceilings, a bright living room that flows seamlessly into kitchen. The gourmet kitchen boasts granite countertops, stainless steel appliances, a large island, ample cabinetry, and a pantry ideal for all your culinary needs. Upstairs, you'll find a generous primary bedroom with a 4-piece ensuite and walk-in closet, plus two additional spacious bedrooms, a full 4-piece bath, and a convenient upstairs laundry. The double sized deck and extra-large yard is perfect for the summer BBQ's. Located within walking distance of the Jan Reimer Public K-9 School and Devine Mercy Catholic K-9 School. Close to all Amenities, Parks, Public Transit & Shopping Centre.

Built in 2018

### Essential Information

MLS® #	E4444945
Price	\$499,989
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,594
Acres	0.00
Year Built	2018
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	2657 Chokecherry Lane
Area	Edmonton
Subdivision	The Orchards At Ellerslie
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 2J8

### **Amenities**

Amenities	Deck, No Animal Home, No Smoking Home
Parking	Double Garage Detached

### **Interior**

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

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 28th, 2025
Days on Market	81
Zoning	Zone 53
HOA Fees	450
HOA Fees Freq.	Annually

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