

## \$599,900 - 9357 Cooper Bend, Edmonton

MLS® #E4462536

**\$599,900**

4 Bedroom, 3.50 Bathroom, 1,755 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

Built with extended family in mind - two self contained living spaces! This fully finished, meticulously kept home offers over 2300 square feet of space with modern open concept design boasting chef's kitchen with high end stainless appliances, thick GRANITE countertops, sleek cabinets to the ceiling, pantry and island with extended eating bar, open to the cozy living room with modern linear fireplace, upper level offers bonus room and 3 good sized bedrooms, primary with walk in closet and 5 piece ensuite with dual sinks and granite counters, lower level developed beautifully, a fully self contained unit with entrance from the garage, kitchen with granite, stainless appliances, living/dining area and a nice sized bedroom. Back yard is fully fenced and landscaped with attached deck. Great family neighbourhood close to schools, parks, major amenities and connecting routes.

Built in 2017

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4462536  |
| Price      | \$599,900 |
| Bedrooms   | 4         |
| Bathrooms  | 3.50      |
| Full Baths | 3         |
| Half Baths | 1         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,755                  |
| Acres          | 0.00                   |
| Year Built     | 2017                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 9357 Cooper Bend |
| Area        | Edmonton         |
| Subdivision | Chappelle Area   |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T6W 4A4          |

### Amenities

|           |                                                            |
|-----------|------------------------------------------------------------|
| Amenities | Off Street Parking, On Street Parking, Deck, Vinyl Windows |
| Parking   | Double Garage Attached                                     |

### Interior

|                   |                                                                                                                 |
|-------------------|-----------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                |
| Appliances        | Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                       |
| Fireplace         | Yes                                                                                                             |
| Fireplaces        | Glass Door                                                                                                      |
| Stories           | 3                                                                                                               |
| Has Basement      | Yes                                                                                                             |
| Basement          | Full, Finished                                                                                                  |

### Exterior

|                   |                                       |
|-------------------|---------------------------------------|
| Exterior          | Wood, Vinyl                           |
| Exterior Features | Fenced, Landscaped, Playground Nearby |
| Roof              | Asphalt Shingles                      |
| Construction      | Wood, Vinyl                           |
| Foundation        | Concrete Perimeter                    |

### Additional Information

Date Listed           October 17th, 2025

Days on Market     23

Zoning               Zone 55

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Listing information last updated on November 9th, 2025 at 12:47am MST