

## \$839,888 - 4136 Charles Link Link, Edmonton

MLS® #E4445185

**\$839,888**

4 Bedroom, 4.00 Bathroom, 2,803 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

GOOD MORNING EDMONTON! Discover this stunning 2800 sq ft 4 bed, 4 full bath walkout 2-storey in the vibrant community of Chappelle! Step into the grand foyer with soaring ceilings and an elegant light fixture that sets the tone for the rest of this exceptional home. The main floor features a versatile bedroom and full bathâ€”perfect for guests or multi-generational livingâ€”along with a spacious laundry room and direct access to the oversized 21'6" x 26'6" garage. The massive walk-through pantry leads to a chefâ€™s dream kitchen, seamlessly connected to the open-concept living and dining area, anchored by a stylish gas fireplace. Step out onto the walkout deckâ€”ideal for morning coffees or summer BBQs. Upstairs offers 3 generous bedrooms, each with access to a full bathroom, ensuring comfort and privacy for all. Located steps from one of Chappelleâ€™s tranquil walking paths, this home is the perfect blend of luxury, space, and location. Donâ€™t miss your chance to call this beauty home!

Built in 2015

### Essential Information

MLS® # E4445185

Price \$839,888



Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	2,803
Acres	0.00
Year Built	2015
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	4136 Charles Link Link
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0Z5

### Amenities

Amenities	Air Conditioner, Deck, No Smoking Home, Walkout Basement, HRV System
Parking	Double Garage Attached
Is Waterfront	Yes

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer, Water Softener, Window Coverings, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Fenced, Golf Nearby, Landscaped, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Stream/Pond
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Garth Worthington School
Middle	Garth Worthington School
High	Dr. Anne Anderson

### **Additional Information**

Date Listed	July 1st, 2025
Days on Market	11
Zoning	Zone 55
HOA Fees	447.3
HOA Fees Freq.	Annually

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