# \$594,900 - 2888 Coughlan Green, Edmonton

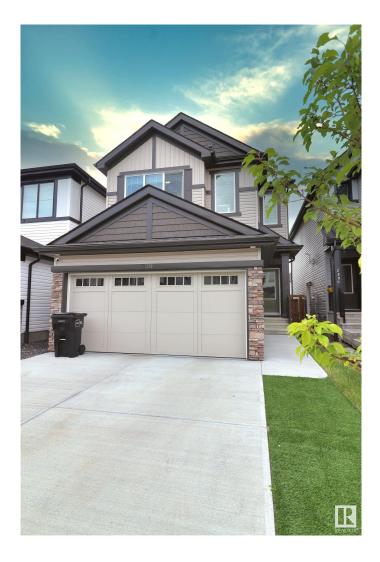
MLS® #E4445156

#### \$594,900

3 Bedroom, 2.50 Bathroom, 1,872 sqft Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

This is the Macan-z 2 storey home, built by Daytona Homes and just over 2 years old with 1872 Sf. This gorgeous home features an open plan with high ceilings and lighting upgrades, an oversized fridge and gas range included in the high end appliances. The large kitchen island and counters are quartz surrounding a stainless steel sink. This beauty is immaculately maintained and shows perfectly. The yard is low maintenance and professionally landscaped with synthetic grass , composite steps and fully fenced for privacy. The garage shows off an epoxy coated floor. Other upgrades are the blinds and closet shelving in the master bedroom. To top it all off this amazing family home is located in the desirable neighborhood of Chappelle and has remaining Alberta New Home Warranty to protect the buyers.



Built in 2023

#### **Essential Information**

| MLS® #         | E4445156  |
|----------------|-----------|
| Price          | \$594,900 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,872     |

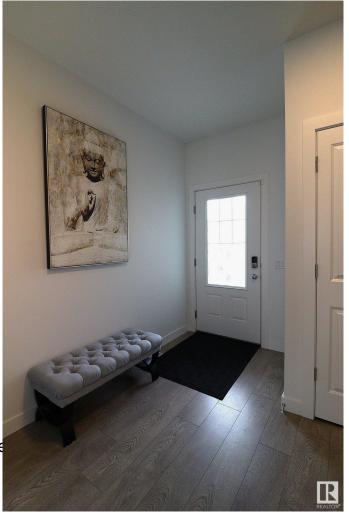
| Acres      | 0.00                   |
|------------|------------------------|
| Year Built | 2023                   |
| Туре       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

## **Community Information**

| Address     | 2888 Coughlan Green |
|-------------|---------------------|
| Area        | Edmonton            |
| Subdivision | Chappelle Area      |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6W 4B2             |

### Amenities

| Amenities | Ceiling 9 ft., No Animal Home |
|-----------|-------------------------------|
| Parking   | Double Garage Attached        |



#### Interior

| Interior Features | ensuite bathroom   |
|-------------------|--|
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan,<br>Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas,<br>Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished   |

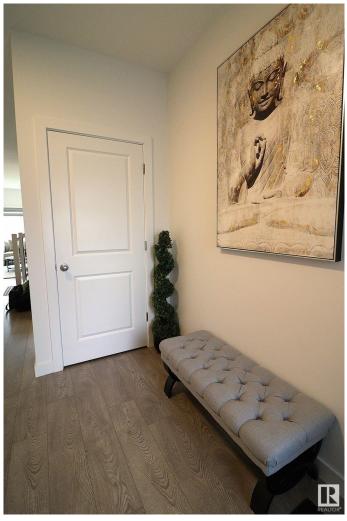
#### Exterior

| Exterior          | Wood, Vinyl  |
|-------------------|--|
| Exterior Features | Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

### **Additional Information**

| June 30th, | 2025       |
|------------|------------|
|            | June 30th, |

| Days on Market | 53       |
|----------------|----------|
| Zoning         | Zone 55  |
| HOA Fees       | 426      |
| HOA Fees Freq. | Annually |



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 22nd, 2025 at 3:02pm MDT