

## \$269,500 - 77 2905 141 Street, Edmonton

MLS® #E4462009

**\$269,500**

2 Bedroom, 1.00 Bathroom, 809 sqft

Condo / Townhouse on 0.00 Acres

Chappelle Area, Edmonton, AB

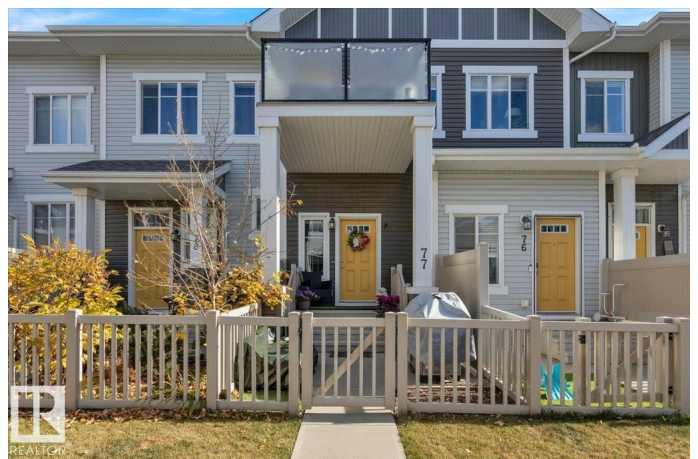
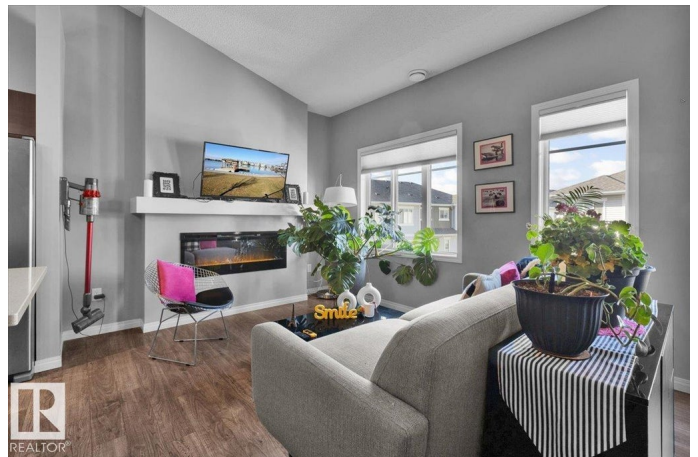
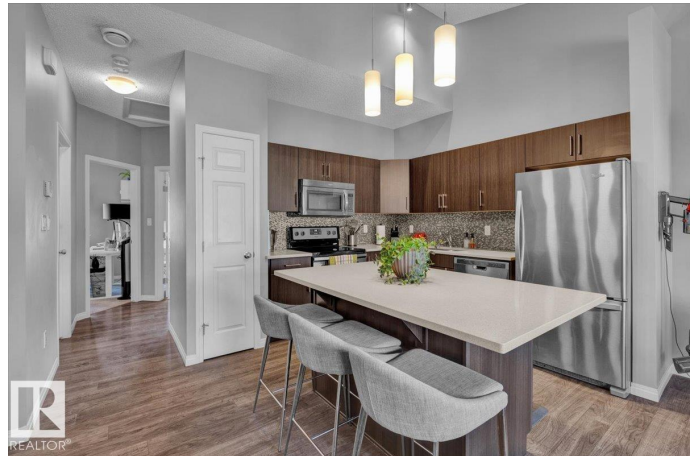
Welcome to this charming open-concept townhome in sought-after Chappelle Gardens! This well-kept home features a spacious living room, modern kitchen with island, and walk-out 10'™x10'™ patio off the living room—perfect for entertaining. Includes 2 bedrooms, 1 bathroom, and ample storage space. The primary bedroom offers a walk-in closet for added convenience. Stylish finishes throughout with quartz countertops, tile bathroom floor, stainless steel appliances, and laminate flooring. Enjoy main-level laundry, private front yard fenced w/barbecue area, artificial turf and perennials, attached garage, and low condo fees. Residents have exclusive access to the recreation centre, clubhouse, skating rink, and community gardens. Walking distance to ponds, parks, and trails, with nearby schools, transit, and easy access to the Henday. A great opportunity for first-time buyers or investors seeking comfort, value, and convenience in a vibrant south Edmonton community! Pet friendly condo (HOA fee \$447.30 annually)

Built in 2016

### Essential Information

MLS® # E4462009

Price \$269,500



|                |                   |
|----------------|-------------------|
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 809               |
| Acres          | 0.00              |
| Year Built     | 2016              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 77 2905 141 Street |
| Area        | Edmonton           |
| Subdivision | Chappelle Area     |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6W 3M4            |

### Amenities

|           |                                                                                                                                                     |
|-----------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Carbon Monoxide Detectors, Detectors Smoke, Exterior Walls- 2"x6", Hot Water Natural Gas, Parking-Visitor, Patio, Secured Parking, Storage-In-Suite |
| Parking   | Single Garage Attached                                                                                                                              |

### Interior

|              |                                                                                                               |
|--------------|---------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                                     |
| Stories      | 1                                                                                                             |
| Has Basement | Yes                                                                                                           |
| Basement     | None, No Basement                                                                                             |

### Exterior

|                   |                                                                                                                                                            |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                                                |
| Exterior Features | Airport Nearby, Flat Site, Lake Access Property, Low Maintenance Landscape, No Through Road, Playground Nearby, Schools, Shopping Nearby, Partially Fenced |
| Roof              | Asphalt Shingles                                                                                                                                           |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 14th, 2025 |
| Days on Market | 35                 |
| Zoning         | Zone 55            |
| HOA Fees       | 447.3              |
| HOA Fees Freq. | Annually           |
| Condo Fee      | \$230              |

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 November 18th, 2025 at 6:32pm MST