

## \$328,900 - 47 1140 Chappelle Blvd, Sw, Edmonton

MLS® #E4451757

**\$328,900**

3 Bedroom, 1.50 Bathroom, 1,228 sqft  
Condo / Townhouse on 0.00 Acres

Chappelle Area, Edmonton, AB

Located in the desirable neighbourhood of Chappelle. This 1227 sq ft, 3 bedroom end unit townhouse faces a landscaped walkway. Walk through a court yard to the front door. Enter into an open concept on the main floor with a bright living room, spacious dining and kitchen with quartz countertops, lots of cabinets, and hardwood/ceramic tile flooring. The upstairs level has 3 spacious bedrooms, vinyl plank flooring and lots of natural light. The master has a walk-in closet. The 2nd and 3rd bedroom are a very comfortable size. There is a 4 pce bathroom on the 2nd level. Ample closet space. The basement has the laundry room, extra storage and has access to a double car garage. This townhouse is very well located within walking distance to schools, park/playground, shopping and public transit. The property is professionally managed and very well maintained. this home provides for a very pleasant living environment. Residents have and can enjoy access to amenities associated with the Chappelle Gardens HOA.

Built in 2015

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4451757  |
| Price    | \$328,900 |
| Bedrooms | 3         |



|                |                   |
|----------------|-------------------|
| Bathrooms      | 1.50              |
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,228             |
| Acres          | 0.00              |
| Year Built     | 2015              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 47 1140 Chappelle Blvd, Sw |
| Area        | Edmonton                   |
| Subdivision | Chappelle Area             |
| City        | Edmonton                   |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T6W 2Z3                    |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Double Garage Attached |

### Interior

|              |                                                                                                   |
|--------------|---------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                         |
| Stories      | 3                                                                                                 |
| Has Basement | Yes                                                                                               |
| Basement     | Partial, Partially Finished                                                                       |

### Exterior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                          |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby, Partially Fenced |
| Roof              | Asphalt Shingles                                                                     |
| Construction      | Wood, Vinyl                                                                          |
| Foundation        | Concrete Perimeter                                                                   |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 6th, 2025 |
| Days on Market | 50               |
| Zoning         | Zone 55          |
| HOA Fees       | 447.3            |
| HOA Fees Freq. | Annually         |
| Condo Fee      | \$301            |

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Listing information last updated on September 25th, 2025 at 4:32am MDT