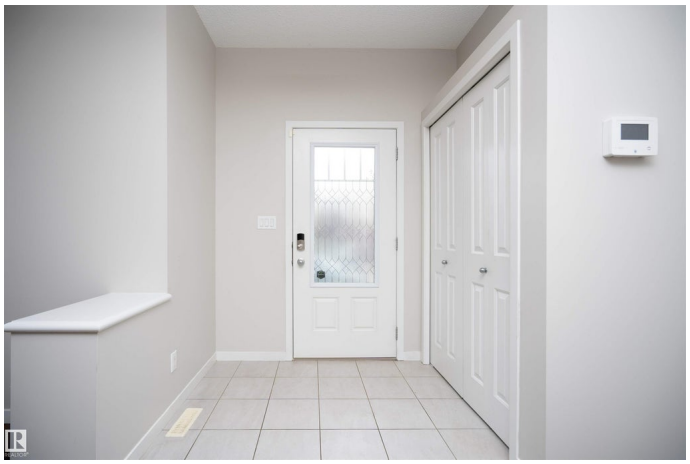
Courtesy Of Rohin Sethi And Arash Sethi Of MaxWell Polaris

$439,900 - 2606 Coughlan Road, Edmonton

MLS® #E4456503

$439,900
3 Bedroom, 2.50 Bathroom, 1,619 sqft
Single Family on 0.00 Acres



Chappelle Area, Edmonton, AB

Live in comfort and style in this beautiful 3 bedroom, 2.5 bathroom single-family home in the desirable Chappelle community. This freshly painted and move-in ready home features a welcoming, cozy living room with fireplace, a functional kitchen with island, pantry closet, and dining space with access to the backyard deck, perfect for family living and entertaining. A convenient 2-pc bath and entry closet complete the main level. Upstairs, the spacious primary suite offers a walk-in closet and 3-pc ensuite, while two additional bedrooms with closets, a 4-pc bath, and a bonus room provide flexible living space. The unfinished basement offers future development potential. Situated on a corner lot, this home is close to schools, parks, ponds, walking trails, shopping plazas, grocery stores, and public transit. Enjoy easy access to Anthony Henday Drive, Highway 2, and short drive to Edmonton International Airport & Premium Outlet Mall.

Built in 2017

Essential Information

MLS® #	E4456503
Price	$439,900
Bedrooms	3
Bathrooms	2.50

Full Baths	2
Half Baths	1
Square Footage	1,619
Acres	0.00
Year Built	2017
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	2606 Coughlan Road
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3S1

Amenities

Amenities	Deck, Detectors Smoke, Smart/Program. Thermostat
Parking	Parking Pad Cement/Paved

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	None
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Back Lane, Corner Lot, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Donald R. Getty School
Middle	Donald R. Getty School
High	Dr. Anne Anderson

Additional Information

Date Listed	September 5th, 2025
Days on Market	14
Zoning	Zone 55

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Listing information last updated on September 19th, 2025 at 5:17am MDT