

Courtesy Of Wally Karout Of Royal Lepage Arteam Realty

## \$549,998 - 9712 Carson Place, Edmonton

MLS® #E4415519

**\$549,998**

3 Bedroom, 2.50 Bathroom, 1,753 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

Welcome to the "Willow" built by the award-winning builder Pacesetter homes and is located in the heart Chappelle and just steps to the walking trails and parks. As you enter the home you are greeted by luxury vinyl plank flooring throughout the great room, kitchen, and the breakfast nook. Your large kitchen features tile back splash, an island a flush eating bar, quartz counter tops and an undermount sink. Just off of the kitchen and tucked away by the front entry is a 2 piece powder room. Upstairs is the master's retreat with a large walk in closet and a 4-piece en-suite. The second level also include 2 additional bedrooms with a conveniently placed main 4-piece bathroom and a good sized bonus room. The unspoiled basement has a side separate entrance and larger then average windows perfect for a future suite. Close to all amenities and also comes with a side separate entrance perfect for future development.\*\*\* Pictures are of the show home the colors and finishing's may vary , Complete by June of 20 \*\*\*

Built in 2024

### Essential Information

MLS® # E4415519

Price \$549,998



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,753
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	9712 Carson Place
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 5P9

### Amenities

Amenities	See Remarks
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Golf Nearby, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles

Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	December 6th, 2024
Days on Market	132
Zoning	Zone 55

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Listing information last updated on April 17th, 2025 at 1:32am MDT