

## \$588,800 - 8716 Carson Way, Edmonton

MLS® #E4453160

**\$588,800**

4 Bedroom, 2.50 Bathroom, 1,830 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

**PRICED TO SELL!** Stunning 2-storey in CHAPPELLE, built 2017, walking distance to Donald R. Getty School, shopping & transit. Unique 1,800+ sq. ft. floor plan with CENTRAL A/C, 9â€™™ ceilings, composite oversized rear deck, concrete sidewalks & low-maintenance backyard. Main floor offers den, spacious family room w/gas fireplace, gourmet kitchen w/dark ceiling-height cabinetry, granite counters, tile backsplash & SS appliances, plus laundry. Upstairs: large master w/WIC, 4-pc ensuite w/stand-up shower & soaker tub, 2 more bedrooms & full bath. Oversized bonus room w/door can serve as 4th bedroom. Basement ready for your ideas w/rough-in plumbing. Double attached garage. Enjoy a modern layout, premium finishes & move-in ready comfort in a vibrant family community with parks, trails, playgrounds & nearby shops—your dream home awaits!

Built in 2017



### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4453160  |
| Price      | \$588,800 |
| Bedrooms   | 4         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |
| Half Baths | 1         |

|                |                        |
|----------------|------------------------|
| Square Footage | 1,830                  |
| Acres          | 0.00                   |
| Year Built     | 2017                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 8716 Carson Way |
| Area        | Edmonton        |
| Subdivision | Chappelle Area  |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6W 3K8         |

### Amenities

|           |                                                                                                                                                             |
|-----------|-------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Ceiling 9 ft., Deck, No Animal Home, No Smoking Home, Parking-Visitor, Smart/Program. Thermostat, Secured Parking, See Remarks, HRV System |
| Parking   | Double Garage Attached                                                                                                                                      |

### Interior

|                   |                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                     |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                            |
| Fireplace         | Yes                                                                                                  |
| Fireplaces        | Mantel                                                                                               |
| Stories           | 2                                                                                                    |
| Has Basement      | Yes                                                                                                  |
| Basement          | Full, Unfinished                                                                                     |

### Exterior

|                   |                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                                |
| Exterior Features | Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                                  |

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

**School Information**

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

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 15th, 2025 |
| Days on Market | 81                |
| Zoning         | Zone 55           |

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 4th, 2025 at 2:32pm MST