

# \$424,900 - 8580 Cushing Place, Edmonton

MLS® #E4429645

**\$424,900**

3 Bedroom, 2.50 Bathroom, 1,487 sqft  
Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

Your home awaits in the vibrant community of Chappelle! This original-owner 3 bed, 2.5 bath half-duplex sits on a quiet street. Enjoy the bright open-concept main floor with a spacious living room, dining area, large kitchen, and convenient powder room. Upstairs offers a generous primary suite with a 4-piece ensuite and walk-in closet, plus two additional bedrooms, a full bathroom, laundry, and a cozy bonus room. The basement with side entry offers great potential for a future legal suite. Outside, relax on the spacious deck and enjoy the private yard—perfect for family fun or entertaining. Complete with a single attached garage and ideally located near parks, schools, and shopping. This home combines comfort, space, and future investment opportunity. Don’t miss out!

Built in 2017

## Essential Information

MLS® #	E4429645
Price	\$424,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,487
Acres	0.00



Year Built	2017
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### **Community Information**

Address	8580 Cushing Place
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3R4

### **Amenities**

Amenities	No Smoking Home
Parking Spaces	2
Parking	Single Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	April 8th, 2025
Days on Market	22
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 April 30th, 2025 at 3:32pm MDT