

## \$672,000 - 2366 Cassidy Way, Edmonton

MLS® #E4458659

**\$672,000**

3 Bedroom, 2.50 Bathroom, 2,347 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

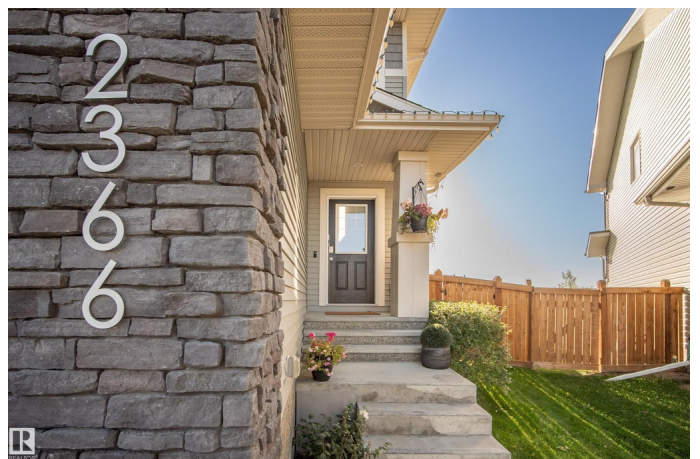
Prepare to be delighted by this bright and inviting 2347 sqft two-story in the heart of Chappelle. Situated on a large pie lot backing onto the park, this home offers gorgeous finishes and thoughtful upgrades throughout. Welcome into a spacious foyer with soaring ceilings, then step into the bright kitchen features an oversize quartz island, gas stove and a huge pantry, and opens to the inviting living room with gas fireplace and dining nook framed by a wall of windows overlooking the two-tier deck and sprawling yard - perfect for entertaining. A powder room, separate laundry, and convenient mudroom complete the main floor. Upstairs, retreat to the beautiful primary with jaw-dropping 5pc ensuite with in-floor heating. Two additional bedrooms, a 4pc bath and a vaulted ceiling bonus room ideal for work or play complete this level. Garage features epoxy floor, overhead shelving and extra tall 8ft garage door. Commercial grade HWT, 2 furnaces w/ A/C and smart lighting throughout. A true gem in Chappelle!

Built in 2016

### Essential Information

MLS® # E4458659

Price \$672,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,347
Acres	0.00
Year Built	2016
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2366 Cassidy Way
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3E3

### Amenities

Amenities	No Smoking Home, Vinyl Windows
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	DnldGetty, StThomasAquinas
Middle	DnldGetty, FrMichaelMcCaff
High	Dr.AnneAndrsn, LSt.Laurent

**Additional Information**

Date Listed	September 19th, 2025
Days on Market	3
Zoning	Zone 55
HOA Fees	447.3
HOA Fees Freq.	Annually

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Listing information last updated on September 22nd, 2025 at 1:02pm MDT