

## \$549,900 - 10627 180 Avenue, Edmonton

MLS® #E4435660

**\$549,900**

3 Bedroom, 2.50 Bathroom, 1,664 sqft

Single Family on 0.00 Acres

Chambery, Edmonton, AB

Gorgeous family home backing onto PARK!! Bright & open floor plan with numerous upgrades. The main floor features a spacious entry, hardwood floors, a large kitchen with stainless steel appliances (fridge is BRAND NEW), granite countertops & eating bar. Open to the kitchen is a large dining area with French doors to the backyard, perfect for entertaining & overlooking a large green space. The living room features soaring ceilings & huge windows to take in the view along with a gas fireplace. Main floor powder room & mudroom with laundry. Upstairs open to below with loft area (with sink), bathroom, two large bedrooms & primary suite with walk-in closet & ensuite with soaker tub & separate shower. Basement is finished with spacious family room, large windows & storage room. The landscaped yard is gorgeous & features vinyl fencing - no maintenance and has gas line for BBQ! This home also has central A/C central vacuum (with garage attachments for easy car maintenance) New furnace 2024!

Built in 2006

### Essential Information

MLS® # E4435660

Price \$549,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,664
Acres	0.00
Year Built	2006
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	10627 180 Avenue
Area	Edmonton
Subdivision	Chambery
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5X 6J9

### Amenities

Amenities	Air Conditioner, No Smoking Home
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Landscaped, Picnic Area, Playground Nearby, Private Setting, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 9th, 2025
Days on Market	109
Zoning	Zone 27

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