

## \$569,900 - 1515 Chapman Way, Edmonton

**\$569,900**

## Chappelle Area, Edmonton, AB

Built in 2012

## Essential Information

A large, modern two-story house with a prominent front porch and a large garage, surrounded by a well-maintained lawn and landscaping. The house features a mix of light-colored siding and dark wood accents. The front porch has a gabled roof with exposed rafters. The garage has a large double door with a decorative pattern. The house is set on a green lawn with a concrete driveway and a small tree in the front yard. The sky is clear and blue.

<b>Main Floor</b>	Exterior Area 832.40 sq ft
	Interior Area 768.16 sq ft
	Excluded Area 491.31 sq ft



Age Group	Percentage
18-24	1.5
25-34	2.5
35-44	3.5
45-54	4.5
55-64	5.5
65-74	6.5
75-84	7.5
85+	8.5

PREPARED: 2025/01/31

White regions are excluded from total floor area in IGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

**2nd Floor** Exterior Area 1093.83 sq ft  
Interior Area 1011.89 sq ft  
Excluded Area 50.83 sq ft



PREPARED: 2025/01/31

While regions are excluded from total floor area in IGUDE floor plans, All room dimensions and floor areas must be considered approximate and are subject to independent verification.

Half Baths	1
Square Footage	1,927
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1515 Chapman Way
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0Y9

### Amenities

Amenities	Air Conditioner, Deck, Detectors Smoke
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

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

**Additional Information**

Date Listed	January 31st, 2025
Days on Market	91
Zoning	Zone 55
HOA Fees	439.61
HOA Fees Freq.	Annually

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Listing information last updated on May 2nd, 2025 at 12:17am MDT