

## \$799,900 - 6065 Crawford Drive, Edmonton

MLS® #E4423580

**\$799,900**

5 Bedroom, 4.00 Bathroom, 2,453 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

This elegant 2,453 sq ft, 2-storey single-family home, featuring a convenient 2-bedroom in-law suite with second kitchen, is ideally situated on a corner lot with views of scenic trails. The main floor impresses with its lofty 10-foot ceilings, combining engineered hardwood and tile for a refined look. A well-appointed den and a full 3-piece bath add functionality and style. The custom kitchen features built-in appliances, a spacious island with waterfall countertops, and ample cabinetry for storage. The open-to-above living room creates a dramatic focal point, highlighted by a feature wall and an electric fireplace. Upstairs, a spacious front-facing bonus room offers a versatile family space, while two bedrooms, a 4-piece bath, and a laundry room add practicality. The luxurious master suite boasts a custom 5-piece ensuite and a generous walk-in closet, perfect for relaxation and privacy. Modern motor-operated blinds add convenience, enhancing the home's thoughtful, upscale design.

Built in 2022

### Essential Information

MLS® # E4423580

Price \$799,900

Bedrooms 5



|                |                        |
|----------------|------------------------|
| Bathrooms      | 4.00                   |
| Full Baths     | 4                      |
| Square Footage | 2,453                  |
| Acres          | 0.00                   |
| Year Built     | 2022                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 6065 Crawford Drive |
| Area        | Edmonton            |
| Subdivision | Chappelle Area      |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6W 4L6             |

### Amenities

|           |                                                                                        |
|-----------|----------------------------------------------------------------------------------------|
| Amenities | Ceiling 10 ft., Ceiling 9 ft., No Animal Home, No Smoking Home, 9 ft. Basement Ceiling |
| Parking   | Double Garage Attached                                                                 |

### Interior

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

### Exterior

|                   |                                                                      |
|-------------------|----------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                          |
| Exterior Features | Airport Nearby, Fenced, Golf Nearby, Park/Reserve, Playground Nearby |
| Roof              | Asphalt Shingles                                                     |
| Construction      | Wood, Vinyl                                                          |
| Foundation        | Concrete Perimeter                                                   |

**Additional Information**

Date Listed                March 1st, 2025  
Days on Market        49  
Zoning                    Zone 55

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