

# \$614,800 - 1459 Cherniak Way, Edmonton

MLS® #E4428624

**\$614,800**

5 Bedroom, 2.50 Bathroom, 1,905 sqft  
Single Family on 0.00 Acres

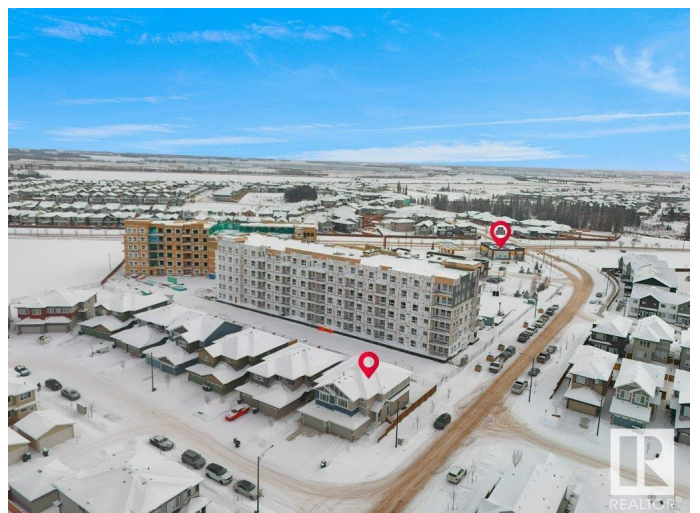
Cavanagh, Edmonton, AB

Beautiful 2-storey 1900 sq ft CORNER LOT HALF DUPLEX with double attached car garage (2022 Built with Upgraded finishes throughout) home nestled in the Heart of your favorite community in Southwest - CAVANAGH!! Upon entrance you will find bright open layout with beautiful vinyl flooring and handpick accent lighting. POWDER WASHROOM ON THE MAIN FLOOR , Mud room with another closet. Huge kitchen with Upgraded cabinets & Huge centre island, equipped with STAINLESS STEEL appliances, QUARTZ COUNTERTOPS and a walk-in pantry with MDF shelves. A CUSTOM FIREPLACE FEATURE WALL in living room and a DINING NOOK finishes up the main floor. Upstairs you'll find a MASTER BEDROOM WITH 5-PIECE ENSUITE BATHROOM, 2 Secondary bedrooms with a 3-piece common bath, a HUGE BONUS ROOM and laundry. Separate side entrance to the finished basement making it perfect for growing families with 2-bedrooms, second kitchen and living room. PRICED TO SELL AND IT WON'T LAST!!!

Built in 2022

## Essential Information

MLS® #	E4428624
Price	\$614,800



Bedrooms	5
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,905
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### **Community Information**

Address	1459 Cherniak Way
Area	Edmonton
Subdivision	Cavanagh
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 5B1

### **Amenities**

Amenities	Ceiling 9 ft., Detectors Smoke, See Remarks
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher - Energy Star, Garage Opener, Hood Fan, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Commercial, Corner Lot, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction Wood, Vinyl  
Foundation Concrete Perimeter

### **Additional Information**

Date Listed April 2nd, 2025  
Days on Market 2  
Zoning Zone 55

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Listing information last updated on April 4th, 2025 at 2:32pm MDT