

# \$399,000 - 8 6214 Cartmell Court, Edmonton

MLS® #E4435078

**\$399,000**

3 Bedroom, 2.50 Bathroom, 1,415 sqft  
Condo / Townhouse on 0.00 Acres

Chappelle Area, Edmonton, AB

Stunning 2023-built townhome by Landmark Homes with double attached garage, 3 spacious bedrooms + main floor den – perfect for families or professionals. Offering 1,414 sq ft of modern living, this home is steps from 2 public K-9 schools, 1 Catholic school, a future K-9 Catholic, and a high school. Walk to Heritage Shopping Centre, Shoppers, Superstore, and the upcoming Walmart! Enjoy a sleek kitchen with stainless steel appliances, 9' ceilings on the second floor, and upgraded metal stair railings. The top floor features a primary bedroom spacious enough for a California King bed and a desk side by side, two more generously sized bedrooms, and a 4-pc bath with upgraded floor tiles. Located in a family-friendly community near parks, schools, daycare, and restaurants. Don't miss out!

Built in 2023

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4435078  |
| Price          | \$399,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,415     |



|            |                   |
|------------|-------------------|
| Acres      | 0.00              |
| Year Built | 2023              |
| Type       | Condo / Townhouse |
| Sub-Type   | Townhouse         |
| Style      | 3 Storey          |
| Status     | Active            |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 8 6214 Cartmell Court |
| Area        | Edmonton              |
| Subdivision | Chappelle Area        |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T6W 5A7               |

### Amenities

|           |                                       |
|-----------|---------------------------------------|
| Amenities | Ceiling 9 ft., Natural Gas BBQ Hookup |
| Parking   | Double Garage Attached                |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Alarm/Security System, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Water Softener, Window Coverings |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 3  |
| Has Basement      | Yes  |
| Basement          | None, No Basement  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Airport Nearby, Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stone, Vinyl  |
| Foundation        | Concrete Perimeter  |

### Additional Information

|             |               |
|-------------|---------------|
| Date Listed | May 8th, 2025 |
|-------------|---------------|

|                |         |
|----------------|---------|
| Days on Market | 35      |
| Zoning         | Zone 55 |
| Condo Fee      | \$203   |

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Listing information last updated on June 13th, 2025 at 3:17am MDT