

\$395,000 - 1945 Chapman Road, Edmonton

MLS® #E4443413

\$395,000

2 Bedroom, 2.50 Bathroom, 1,396 sqft
Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

This modern half duplex in Chappelle offers a smart layout with two spacious primary bedrooms—each with its own ensuite & walk-in closet—plus a versatile bonus room & convenient laundry room upstairs. The main floor features an open concept design with a stylish kitchen, stainless steel appliances, and a cozy fireplace in the living area. A convenient half bath completes the main level. The unfinished basement provides room to grow, while the sunny south-facing backyard is perfect for relaxing or entertaining. With a single attached garage and a prime location close to parks and shopping, this home blends comfort and convenience in one of Edmonton’s most desirable communities!

Built in 2011

Essential Information

MLS® #	E4443413
Price	\$395,000
Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,396
Acres	0.00
Year Built	2011



Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	1945 Chapman Road
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0Y6

Amenities

Amenities	See Remarks
Parking	Single Garage Attached

Interior

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

Exterior

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

Additional Information

Date Listed	June 20th, 2025
Days on Market	15

Zoning

Zone 55

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on July 5th, 2025 at 6:02pm MDT