

## \$645,000 - 4648 Charles Way, Edmonton

MLS® #E4452969

### \$645,000

5 Bedroom, 3.50 Bathroom, 1,854 sqft

Single Family on 0.00 Acres

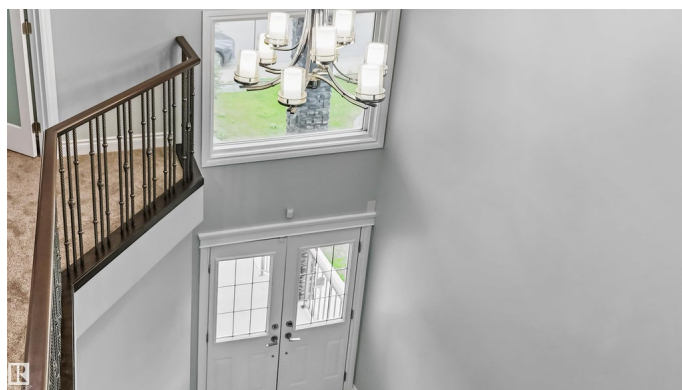
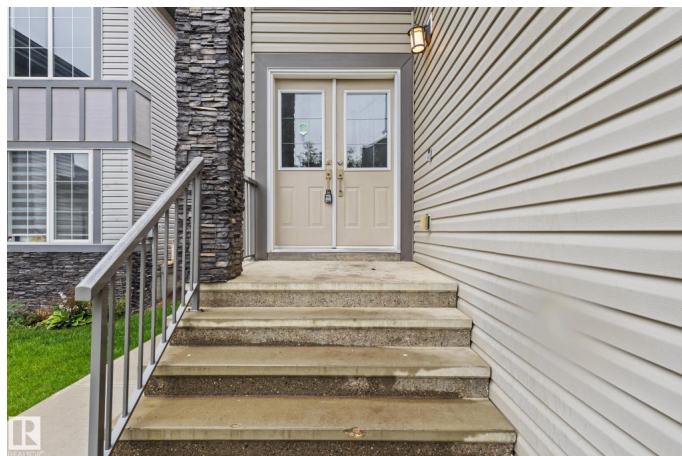
Chappelle Area, Edmonton, AB

Beautiful family home with income potential! Step into an inviting foyer with open-to-below ceilings, filling the space with natural light. The main floor features a den, gourmet kitchen, bright open living area, and brand-new carpet in the main house. Upstairs offers 3 spacious bedrooms, a bonus room, and 2.5 baths, including a private primary ensuite. The fully developed 2-bedroom legal basement suite is currently rented at \$1,450/month—perfect as a mortgage helper. Set on a regular lot, fully fenced and landscaped, and backing onto a peaceful walkway. Located on a quiet street, close to grocery stores, schools, and everyday conveniences.

Built in 2016

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | E4452969      |
| Price          | \$645,000     |
| Bedrooms       | 5             |
| Bathrooms      | 3.50          |
| Full Baths     | 3             |
| Half Baths     | 1             |
| Square Footage | 1,854         |
| Acres          | 0.00          |
| Year Built     | 2016          |
| Type           | Single Family |



|          |                        |
|----------|------------------------|
| Sub-Type | Detached Single Family |
| Style    | 2 Storey               |
| Status   | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 4648 Charles Way |
| Area        | Edmonton         |
| Subdivision | Chappelle Area   |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T6W 3H1          |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Deck, Detectors Smoke  |
| Parking   | Double Garage Attached |

### Interior

|                   |                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                      |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Oven-Microwave, Stacked Washer/Dryer, Stove-Countertop Gas, Washer, Refrigerators-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                                             |
| Fireplace         | Yes                                                                                                                                   |
| Fireplaces        | Corner                                                                                                                                |
| Stories           | 2                                                                                                                                     |
| Has Suite         | Yes                                                                                                                                   |
| Has Basement      | Yes                                                                                                                                   |
| Basement          | Full, Finished                                                                                                                        |

### Exterior

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

### Additional Information

|             |                   |
|-------------|-------------------|
| Date Listed | August 14th, 2025 |
|-------------|-------------------|

|                |          |
|----------------|----------|
| Days on Market | 8        |
| Zoning         | Zone 55  |
| HOA Fees       | 100      |
| HOA Fees Freq. | Annually |

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Listing information last updated on August 22nd, 2025 at 5:18pm MDT