

# **\$720,000 - 5710 Cautley Crescent, Edmonton**

MLS® #E4464068

**\$720,000**

4 Bedroom, 3.50 Bathroom, 2,201 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

Prepare to be impressed! This 2,200 sq ft modern home with a LEGAL BASEMENT SUITE features bright, open spaces, elegant finishes, and stylish touches. Enjoy the HIGH CEILINGS, light colours, and blue accents creating a clean, new look. The OPEN-TO-BELOW main floor features a bright living area with a sleek fireplace, an ISLAND KITCHEN with UPGRADED APPLIANCES, and a WALK-THROUGH PANTRY for everyday convenience. Upstairs, cozy carpet flooring leads to a spacious primary suite with a 5-PIECE ENSUITE and WALK-IN CLOSET. With 3 BEDROOMS and 2.5 BATHROOMS above ground, there's plenty of room for a big family. The BASEMENT SUITE includes a modern KITCHEN, spacious living room, BEDROOM, a DEN, separate LAUNDRY, a FULL BATH, and a separate entrance. Step outside to a FENCED BACKYARD, a DECK, and a WALKING TRAIL at the back of the house. Complete with AIR CONDITIONING, a WATER SOFTENER, and a DOUBLE ATTACHED GARAGE. Located near airport, schools, shopping, and golf courses. Your dream home awaits!

Built in 2022

## **Essential Information**

MLS® #

E4464068



|                |                        |
|----------------|------------------------|
| Price          | \$720,000              |
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,201                  |
| Acres          | 0.00                   |
| Year Built     | 2022                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 5710 Cautley Crescent |
| Area        | Edmonton              |
| Subdivision | Chappelle Area        |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T6W 4X9               |

### Amenities

|           |                                                                                               |
|-----------|-----------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Detectors Smoke, Guest Suite |
| Parking   | Double Garage Attached                                                                        |

### Interior

|                   |                                                                                                                                                                                                                                                                             |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                                                                                            |
| Appliances        | Air Conditioning-Central, Dishwasher - Energy Star, Garage Control, Garage Opener, Hood Fan, Microwave Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Refrigerator-Energy Star, Stove-Countertop Electric, Water Softener, Window Coverings, Dryer-Two, Washers-Two |
| Heating           | Forced Air-1, Forced Air-2, Natural Gas                                                                                                                                                                                                                                     |
| Fireplace         | Yes                                                                                                                                                                                                                                                                         |
| Fireplaces        | Mantel                                                                                                                                                                                                                                                                      |
| Stories           | 3                                                                                                                                                                                                                                                                           |
| Has Suite         | Yes                                                                                                                                                                                                                                                                         |

|              |                |
|--------------|----------------|
| Has Basement | Yes            |
| Basement     | Full, Finished |

### Exterior

|                   |                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Asphalt                                                                                            |
| Exterior Features | Airport Nearby, Fenced, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                         |
| Construction      | Wood, Asphalt                                                                                            |
| Foundation        | Concrete Perimeter                                                                                       |

### School Information

|            |                        |
|------------|------------------------|
| Elementary | Joan Carr Catholic     |
| Middle     | Joan Carr Catholic     |
| High       | Dr. Anne Anderson High |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 30th, 2025 |
| Days on Market | 1                  |
| Zoning         | Zone 55            |

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Listing information last updated on October 31st, 2025 at 5:47am MDT