

## \$514,900 - 439 39 Street, Edmonton

MLS® #E4415154

**\$514,900**

3 Bedroom, 2.50 Bathroom, 2,045 sqft

Single Family on 0.00 Acres

Charlesworth, Edmonton, AB

STUNNING, FULLY UPGRADED & IMPECCABLY MAINTAINED 3-storey home by 2025â€™s Builder of the Yearâ€™ Cantiro Homes! With 3 finished floors and over 2000 sq.ft. of functional space, this 3 bed, 2.5 bath gem in The Hills at Charlesworth blends modern style with comfort. The open-concept main floor features 9' ceilings, floor-to-ceiling windows, and a gourmet two-tone kitchen with quartz countertops, soft-close cabinetry, upgraded appliances, and designer lighting. The spacious living and dining areas open to an expansive outdoor lounge, perfect for entertaining or relaxing. On the ground level, enjoy a large family room, oversized double garage, front fenced yard, and easy entry. The top level offers a king-sized primary suite with walk-in closet and 3pc ensuite, plus a central bonus room, two more bedrooms, a 4pc bath, and convenient laundry. Upgrades include A/C and more. Steps from scenic trails, playgrounds, skating ribbon, and shopsâ€™this is more than a home; itâ€™s a lifestyle upgrade for your family.

Built in 2021

### Essential Information

MLS® # E4415154

Price \$514,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,045
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached Single Family
Style	3 Storey
Status	Active

### Community Information

Address	439 39 Street
Area	Edmonton
Subdivision	Charlesworth
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 2X9

### Amenities

Amenities	Ceiling 9 ft., No Animal Home, No Smoking Home
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Countertop Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Paved Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	ELLERSLIE CAMPUS SCHOOL
Middle	ELLERSLIE CAMPUS SCHOOL
High	ELDER DR. FRANCIS WHISKEYJ

**Additional Information**

Date Listed	December 1st, 2024
Days on Market	160
Zoning	Zone 53
HOA Fees	200
HOA Fees Freq.	Annually

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Listing information last updated on May 10th, 2025 at 7:17am MDT