

# **\$1,899,000 - 5605 Cautley Cove Cove, Edmonton**

MLS® #E4447570

**\$1,899,000**

4 Bedroom, 3.50 Bathroom, 3,486 sqft

Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

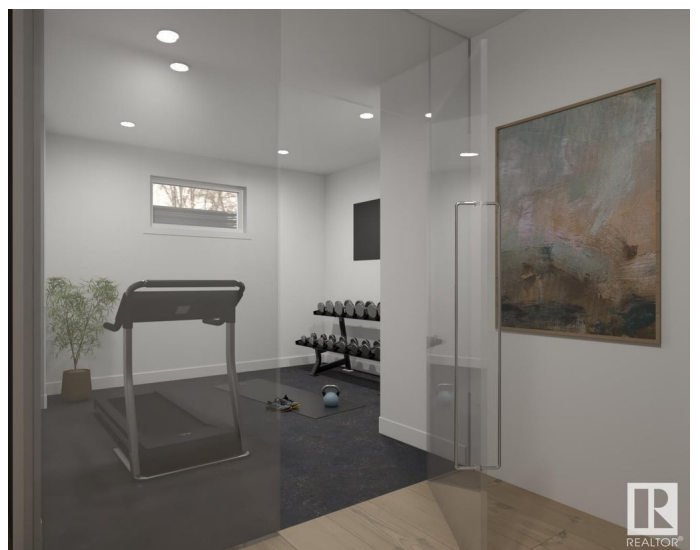
AVH Custom Homes proudly presents this stunning custom-designed executive home located in the prestigious community of Chappelle! Designed by CM Interior Designs, this architectural masterpiece offers over 3500sqft above grade w/ additional 1336sqft professionally developed basement. The main floor welcomes you w/ an open-concept layout featuring a grand living rm w/ fireplace, gourmet kitchen w/ MASSIVE island, butler's pantry, large dining area, main floor office/den, full bathroom, & spacious mudroom! Upstairs offers an impressive layout w/ 4 BEDROOMS including a luxurious primary suite w/ spa-inspired ensuite, huge walk-in closet & VAULTED CEILINGS, laundry room, loft, & additional full bath. Fully finished basement boasts a large rec room, Bar w/ Island, theatre room w/complete surround sound including 2 subs, projector & speakers. Gym, bedroom & bathroom perfect for entertaining or relaxing w/ family. Upgrades include a automated home system, elegant finish's, TRIPLE CAR GARAGE, Backing the POND!!

Built in 2025

## **Essential Information**

MLS® # E4447570

Price \$1,899,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 3,486                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 5605 Cautley Cove Cove |
| Area        | Edmonton               |
| Subdivision | Chappelle Area         |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T6W 4P7                |

### Amenities

|               |                                                                                                                                                                                                                                |
|---------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities     | Ceiling 10 ft., Ceiling 9 ft., Closet Organizers, Insulation-Upgraded, No Animal Home, No Smoking Home, Parking-Extra, Patio, Secured Parking, Vaulted Ceiling, Vinyl Windows, See Remarks, HRV System, 9 ft. Basement Ceiling |
| Parking       | Triple Garage Attached                                                                                                                                                                                                         |
| Is Waterfront | Yes                                                                                                                                                                                                                            |

### Interior

|                   |                                       |
|-------------------|---------------------------------------|
| Interior Features | ensuite bathroom                      |
| Appliances        | Hood Fan, Oven-Microwave, See Remarks |
| Heating           | Forced Air-1, Natural Gas             |
| Fireplace         | Yes                                   |
| Fireplaces        | Insert                                |
| Stories           | 3                                     |
| Has Basement      | Yes                                   |
| Basement          | Full, Finished                        |

### Exterior

|                   |                                                                                                                                                         |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                                                                                            |
| Exterior Features | Backs Onto Lake, Cul-De-Sac, Fenced, Golf Nearby, Lake Access Property, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                                                                        |
| Construction      | Wood, Stucco                                                                                                                                            |
| Foundation        | Concrete Perimeter                                                                                                                                      |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 13th, 2025 |
| Days on Market | 19              |
| Zoning         | Zone 55         |

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Listing information last updated on August 1st, 2025 at 7:47am MDT