

## \$449,500 - 3439 Cherry Way, Edmonton

MLS® #E4433633

**\$449,500**

3 Bedroom, 2.50 Bathroom, 1,593 sqft

Single Family on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

Welcome to Cherry Way in The Orchards at Ellerslie! This immaculate 1593 sqft 2-storey home features 3 beds & 2.5 baths. Enjoy an open-concept main level with dark wood flooring, a walkthrough kitchen with granite counters, SS appliances, custom coffee bar, pantry, and large island. Upstairs offers a 4pc bath, spacious junior bedrooms (one with walk-in closet), and a primary suite with walk-in and 4pc ensuite. Recent upgrades include a new hot water tank (2024), extended parking pad for a future spacious double detached garage! Donâ€™t forget the fresh paint, and partially finished basement with recent electrical and plumbing rough-ins. Relax on the front porch or on rear patio overlooking the backyard. Located in a vibrant community with trails, ponds, and exclusive access to an 8.4-acre park with skating rink, spray park, banquet hall, and more. Close to schools, shopping, parks, and major routes like HWY 2, Anthony Henday, and Ellerslie Rd. All this home needs is YOU!

Built in 2016

### Essential Information

MLS® # E4433633

Price \$449,500

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,593
Acres	0.00
Year Built	2016
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	3439 Cherry Way
Area	Edmonton
Subdivision	The Orchards At Ellerslie
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 2B6

### Amenities

Amenities	Club House, Deck, Detectors Smoke, Front Porch, No Animal Home, Tennis Courts
Parking	Parking Pad Cement/Paved

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Flat Site, Park/Reserve, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Private Park Access
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	Jan Reimer School
Middle	Jan Reimer School
High	J. Percy Page School

**Additional Information**

Date Listed	May 1st, 2025
Days on Market	98
Zoning	Zone 53
HOA Fees	450
HOA Fees Freq.	Annually

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