

# \$529,900 - 1255 Cristall Way, Edmonton

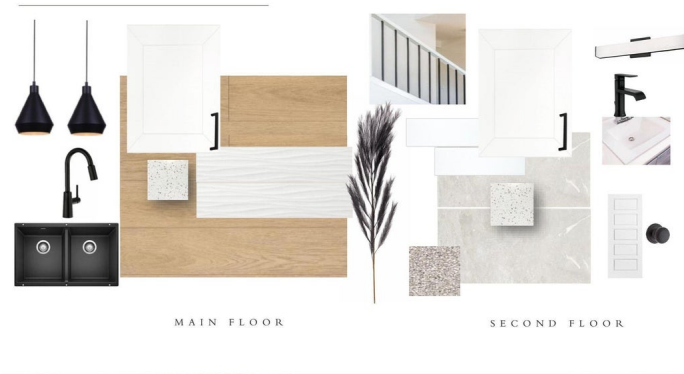
MLS® #E4441806

## \$529,900

3 Bedroom, 2.50 Bathroom, 1,707 sqft  
Single Family on 0.00 Acres

Chappelle Area, Edmonton, AB

Discover style, space, and opportunity at 1255 Cristall Way SW! This impressive corner-lot Tiguan model by Daytona Homes offers 1,707 sq ft of thoughtfully designed living with 3 bedrooms, 2.5 baths, and over \$25K in smart upgrades. Enjoy a soaring 9'™ foundation and an oversized 60" x 60" basement window that fills the lower level with natural light, complemented by a powerful 150 amp panel—perfect for your future vision. The main kitchen is paired with a full spice kitchen, ideal for creating your favourite meals while entertaining with ease. A separate side entrance opens the door to a potential future legal suite, giving you added flexibility and long-term value. Perfect for first-time buyers or those ready for more space, this home blends modern style, practical upgrades, and incredible potential. Garage included! \*Promo subject to change without notice.



Built in 2025

### Essential Information

MLS® #	E4441806
Price	\$529,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1

Square Footage	1,707
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1255 Cristall Way
Area	Edmonton
Subdivision	Chappelle Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2Z1

### Amenities

Amenities	See Remarks
Parking	Parking Pad Cement/Paved

### Interior

Interior Features	ensuite bathroom
Appliances	Hood Fan
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 11th, 2025
Days on Market	69

Zoning                      Zone 55

HOA Fees Freq.      Annually

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Listing information last updated on August 19th, 2025 at 7:47pm MDT