

\$399,000 - 421 524 Griesbach Parade, Edmonton

MLS® #E4445036

\$399,000

2 Bedroom, 2.00 Bathroom, 1,130 sqft

Condo / Townhouse on 0.00 Acres

Griesbach, Edmonton, AB

Welcome to this Superior Curb Appeal top floor, 2 bedrooms, 2 bathrooms condo offers Unparalleled Value and Build Quality, situated in the desirable Griesbach community! only steps to Lakes, Park, Playground, Walking-trail, K-9 School, Shopping, shops, restaurants, Northgate ETS, etc... Features open concept, large & bright 10 ft ceiling living room with luxury vinyl plank floorings throughout enhance the sophistication & elevate the allure of this home! Great balcony offers beautiful downtown view & perfect for summer BBQ! Spacious kitchen boasts SS appliances, large kitchen island, quartz countertops & an abundance of cabinets. 2 sizable bedrooms & a 4 piece bathroom. King-sized master bedroom c/w a 4pc en-suite & walk-through closet. An in-suite laundry with high-end front load washer & dryer. Title heated underground parking stall with a storage cage. Building amenities including fitness room, guest suite & social room. Shows 10/10! Quick possession available. Just move-in & ENJOY!

Built in 2018

Essential Information

MLS® # E4445036

Price \$399,000



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,130
Acres	0.00
Year Built	2018
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	421 524 Griesbach Parade
Area	Edmonton
Subdivision	Griesbach
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 6X2

Amenities

Amenities	Air Conditioner, Ceiling 10 ft., Exercise Room, Guest Suite, Intercom, Parking-Visitor, Security Door, Social Rooms, Vinyl Windows, Storage Cage
Parking Spaces	1
Parking	Heated, Underground

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

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

School Information

Elementary	Griesbach School
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Additional Information

Date Listed	June 28th, 2025
Days on Market	40
Zoning	Zone 27
Condo Fee	\$558

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