

\$309,900 - 101 504 Griesbach Parade Parade, Edmonton

MLS® #E4425128

\$309,900

2 Bedroom, 2.00 Bathroom, 1,071 sqft

Condo / Townhouse on 0.00 Acres

Griesbach, Edmonton, AB

GORGEOUS!! This large Corner unit offers 2 bed rooms, a den area and a massive patio with a gate for the convenience of going for a walk, shopping across the street or visitors coming over. Inside you will find an open concept with a huge island kitchen featuring quartz countertops, backsplash, white cabinets and stainless steel appliances overlooking the large living room and dining room. Patio doors to the patio with a gas line for the barbeque. The master bedroom is a generous size with a walk through closet that leads to your very nice ensuite. The second bedroom is a good size as well. The main bath is very nice and there is a den/office space. There is also A.C and a titled underground heated parking stall that is located right beside the elevator. The building is well run with an exercise and social room. The building and home have a great location.

Built in 2016

Essential Information

MLS® #	E4425128
Price	\$309,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,071
Acres	0.00



Year Built	2016
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	101 504 Griesbach Parade Parade
Area	Edmonton
Subdivision	Griesbach
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 6V9

Amenities

Amenities	Off Street Parking, Air Conditioner, Deck, Detectors Smoke, No Animal Home, No Smoking Home, Parking-Extra, Parking-Visitor, Party Room, Patio, Secured Parking, Social Rooms, See Remarks, Storage Cage, Natural Gas BBQ Hookup
Parking	Underground, See Remarks

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Brick, Fiber Cement
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Fiber Cement
Foundation	Concrete Perimeter

Additional Information

Date Listed	March 11th, 2025
Days on Market	38
Zoning	Zone 27
Condo Fee	\$619

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Listing information last updated on April 18th, 2025 at 7:47am MDT