

Courtesy Of Todd R Burke Of RE/MAX River City

\$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

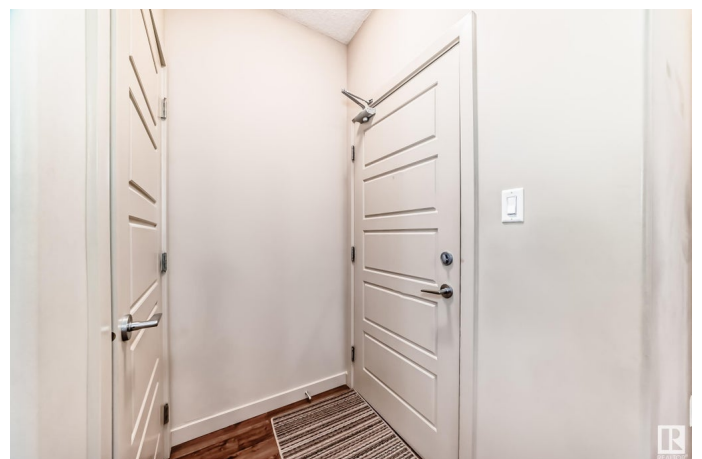
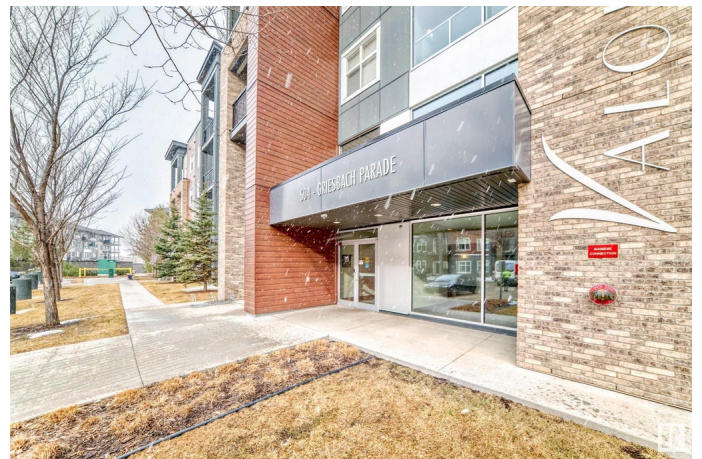
Griesbach, Edmonton, AB

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
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Parking	Underground, See Remarks
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Interior

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

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

Date Listed	March 11th, 2025
Days on Market	44
Zoning	Zone 27
Condo Fee	\$619

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Listing information last updated on April 24th, 2025 at 12:17am MDT