

\$394,999 - 9 1005 Graydon Hill Boulevard, Edmonton

MLS® #E4429552

\$394,999

4 Bedroom, 2.50 Bathroom, 1,502 sqft
Condo / Townhouse on 0.00 Acres

Graydon Hill, Edmonton, AB

Many upgrades in this former show suite. Upgraded features include flooring, backsplash tiles, granite in all bathrooms, and kitchen cabinets. End unit with finished and heated double attached garage. Custom closet cabinetry in master bedroom. Stacked laundry on top floor. Den on main floor can be used as an office or small bedroom. All window coverings included. Close to shopping in Windermere. Schools are within a few minutes drive. Southwest LRT station will be within walking distance. Quiet area with only local traffic. Walking trail and pond nearby.

Built in 2015

Essential Information

| | |
|----------------|-------------------|
| MLS® # | E4429552 |
| Price | \$394,999 |
| Bedrooms | 4 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,502 |
| Acres | 0.00 |
| Year Built | 2015 |
| Type | Condo / Townhouse |
| Sub-Type | Townhouse |
| Style | 3 Storey |



Status Active

Community Information

Address 9 1005 Graydon Hill Boulevard
Area Edmonton
Subdivision Graydon Hill
City Edmonton
County ALBERTA
Province AB
Postal Code T6W 3J5

Amenities

Amenities Air Conditioner, Carbon Monoxide Detectors, Closet Organizers, Detectors Smoke, Hot Wtr Tank-Energy Star, Parking-Visitor
Parking Double Garage Attached, Heated

Interior

Interior Features ensuite bathroom
Appliances Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Opener, Humidifier-Power(Furnace), Microwave Hood Fan, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Stove-Electric, Washer, Window Coverings
Heating Forced Air-1, Natural Gas
Stories 3
Has Basement Yes
Basement None, No Basement

Exterior

Exterior Other, Wood
Exterior Features Airport Nearby, Corner Lot, Golf Nearby, Low Maintenance Landscape
Roof Asphalt Shingles
Construction Other, Wood
Foundation Concrete Perimeter

Additional Information

Date Listed April 7th, 2025
Days on Market 12
Zoning Zone 55
HOA Fees 75
HOA Fees Freq. Annually

Condo Fee \$250

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Listing information last updated on April 19th, 2025 at 11:47am MDT