Courtesy Of Cathy Cookson Of RE/MAX Excellence

$459,900 - 406 528 Griesbach Parade, Edmonton

MLS® #E4445682

$459,900
2 Bedroom, 2.00 Bathroom, 1,301 sqft
Condo / Townhouse on 0.00 Acres

Griesbach, Edmonton, AB

TOP FLOOR! Stunning 2 bed, 2 bath + Den (bonus room) condo in Griesbach offers over 1300 sq ft of upscale living with 10 FOOT ceilings & high-end finishes throughout. The kitchen offers quartz countertops, 4-person island, full-height two-tone cabinetry, designer backsplash, & stainless steel appliances. A custom beverage centre with addl cabinetry enhances the adjacent dining area. The open-concept living room features large east-facing windows, vinyl plank flooring, & access to patio. The spacious primary suite offers a walk-thru closet with custom built-ins & a 4-piece ensuite with a fully tiled shower. The bonus room is perfect as a home office, nursery, or gym. The second bedroom has easy access to a stylish 4-piece bath. Extras include motorized blinds, a full laundry room with custom cabinetry, TWO underground parking stalls, & storage. Veritas amenities: fitness centre, guest suite, social room, A/C. Steps to Griesbach Village for restaurants, groceries, cafes and close to future LRT.

Built in 2018

Essential Information

MLS® #	E4445682
Price	$459,900
Bedrooms	2

Bathrooms	2.00
Full Baths	2
Square Footage	1,301
Acres	0.00
Year Built	2018
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	406 528 Griesbach Parade
Area	Edmonton
Subdivision	Griesbach
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 6X2

Amenities

Amenities	Air Conditioner, Ceiling 10 ft., Closet Organizers, Exercise Room, Guest Suite, No Smoking Home, Parking-Visitor, Security Door, Vinyl Windows, Storage Cage
Parking Spaces	2
Parking	Heated, Underground
Is Waterfront	Yes

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Wine/Beverage Cooler
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stone, Hardie Board Siding
Exterior Features	Backs Onto Lake, Flat Site, Golf Nearby, Landscaped, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Hardie Board Siding
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 3rd, 2025
Days on Market	51
Zoning	Zone 27
Condo Fee	$699

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