

## \$299,900 - 1 Grandview Ridge, St. Albert

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MLS® #E4439239

**\$299,900**

3 Bedroom, 1.50 Bathroom, 1,438 sqft

Condo / Townhouse on 0.00 Acres

Grandin, St. Albert, AB

Freshly renovated end-unit townhouse in the peaceful Grandin neighborhood! Enjoy a spacious entryway with a huge closet for storage and a convenient half bath. The main level features a bright living room with a large window, and a west-facing kitchen with modern white cabinets, new quartz countertops, and a sunny nook opening to the backyard. Step outside to a large backyard, deck, and new maintenance-free fence! The upper level offers vaulted-ceilings in the master bedroom & second bedroom. The main bathroom has been completely refreshed. The top level includes an additional bedroom. The unfinished basement provides a mechanical/laundry room and crawl space access. Newer windows, shingles, and an attached garage complete this fantastic home. Renovations include new flooring, paint, hardware, trim, countertops, cabinets, backsplash, hot water tank, and more. Move-in ready!



Built in 1972

### Essential Information

MLS® #	E4439239
Price	\$299,900
Bedrooms	3
Bathrooms	1.50

Full Baths	1
Half Baths	1
Square Footage	1,438
Acres	0.00
Year Built	1972
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	5 Level Split
Status	Active

### Community Information

Address	1 Grandview Ridge
Area	St. Albert
Subdivision	Grandin
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 1T3

### Amenities

Amenities	Off Street Parking, On Street Parking, Deck, No Animal Home, No Smoking Home, Parking-Visitor, Storage-In-Suite
Parking Spaces	2
Parking	Single Garage Attached

### Interior

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	4
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Corner Lot, Fenced, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 29th, 2025
Days on Market	15
Zoning	Zone 24
Condo Fee	\$391

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