

## \$300,000 - 107 81 Grandin Road, St. Albert

MLS® #E4439755

**\$300,000**

3 Bedroom, 2.00 Bathroom, 1,025 sqft

Condo / Townhouse on 0.00 Acres

Grandin, St. Albert, AB

Cozy Condo Bungalow â€“ Country Feel, City Convenience! This charming 2-bedroom + den condo bungalow offers the perfect blend of peace and practicality. Tucked into a quiet, private setting, youâ€™ll feel like youâ€™re in the countryâ€”while being just minutes from shops, transit, and more. Enjoy a bright open layout, a finished basement for added space, and your own private backyardâ€”a rare find in condo living! The den is perfect for a home office or guest room, and the low-maintenance lifestyle lets you relax and enjoy your surroundings. Private. Central. Unique.

Built in 1983

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4439755          |
| Price          | \$300,000         |
| Bedrooms       | 3                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 1,025             |
| Acres          | 0.00              |
| Year Built     | 1983              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | Bungalow          |
| Status         | Active            |



## Community Information

|             |                     |
|-------------|---------------------|
| Address     | 107 81 Grandin Road |
| Area        | St. Albert          |
| Subdivision | Grandin             |
| City        | St. Albert          |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T8N 6H7             |

## Amenities

|           |  |
|-----------|--|
| Amenities | Deck, No Animal Home, No Smoking Home, Vinyl Windows |
| Parking   | 2 Outdoor Stalls                                     |

## Interior

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Dryer, Fan-Ceiling, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas   |
| Stories      | 2   |
| Has Basement | Yes   |
| Basement     | Full, Finished  |

## Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood   |
| Exterior Features | Landscaped, No Back Lane, Private Setting, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood   |
| Foundation        | Concrete Perimeter   |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 31st, 2025 |
| Days on Market | 9              |
| Zoning         | Zone 24        |
| Condo Fee      | \$497          |

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Listing information last updated on June 9th, 2025 at 7:32am MDT