

Courtesy Of Steve P Kehoe Of 2% Realty Pro

# **\$529,900 - 364 Griesbach School Road, Edmonton**

MLS® #E4432492

**\$529,900**

3 Bedroom, 2.50 Bathroom, 1,914 sqft  
Single Family on 0.00 Acres

Griesbach, Edmonton, AB

Welcome to this beautifully maintained 2-storey home located in the sought-after community of Griesbach! Step inside to discover rich hardwood floors that flow throughout the main level, leading you to a spacious kitchen complete with quartz countertops, a central island w/ breakfast bar, & sleek stainless steel appliances. The kitchen opens to a bright and cozy living room w/ a gas fireplace—your ideal spot to unwind. The main floor flex room is perfect for a home office or playroom & a formal dining room is perfect for hosting gatherings,. Upstairs, youâ€™ll find three generous bedrooms, including a primary suite with ample closet space and a well-appointed ensuite. Outside, enjoy summer days in your large backyard featuring a 24' x 14' deck, perfect for barbecues & outdoor fun & a double detached garage. Additional updates include new shingles (2023) & a new water tank (2024) giving you peace of mind for years to come. Griesbach offers parks, schools, shopping, & quick access to major routes.

Built in 2007

## **Essential Information**

|        |           |
|--------|-----------|
| MLS® # | E4432492  |
| Price  | \$529,900 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,914                  |
| Acres          | 0.00                   |
| Year Built     | 2007                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 364 Griesbach School Road |
| Area        | Edmonton                  |
| Subdivision | Griesbach                 |
| City        | Edmonton                  |
| County      | ALBERTA                   |
| Province    | AB                        |
| Postal Code | T5E 1Z8                   |

### Amenities

|           |                                       |
|-----------|---------------------------------------|
| Amenities | Deck, No Animal Home, No Smoking Home |
| Parking   | Double Garage Detached                |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Mantel   |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Partially Finished   |

### Exterior

|          |             |
|----------|-------------|
| Exterior | Wood, Vinyl |
|----------|-------------|

|                   |  |
|-------------------|--|
| Exterior Features | Back Lane, Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Slab   |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 24th, 2025 |
| Days on Market | 4                |
| Zoning         | Zone 27          |

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Listing information last updated on April 28th, 2025 at 6:47am MDT