# \$425,000 - 1060 Gault Boulevard, Edmonton

MLS® #E4443948

## \$425,000

3 Bedroom, 2.50 Bathroom, 2,006 sqft Condo / Townhouse on 0.00 Acres

Griesbach, Edmonton, AB

Welcome to this stylish 3-storey townhome in the charming and convenient community of Griesbach! The open-concept main floor offers flexible living and dining spaces, with a central kitchen featuring ceiling-height cabinetry, granite counter tops with a large island, newer appliances, fresh paint, no carpet and chevron style floors in the primary suite. The second floor offers two spacious bedrooms with large closets, a 4-piece bath complete with soaker tub and separate shower, plus convenient upstairs laundry. The top floor is your private primary retreat, featuring vaulted ceilings, a charming Juliet balcony, and a spa-like 5-piece ensuite with dual vanities, a soaker tub, separate shower, and a massive walk-in closet you'II love. To round it off, enjoy a landscaped yard, central AC and detached garage. Located just steps from walking trails, lakes, shops, and more â€" this is Griesbach living at its finest!

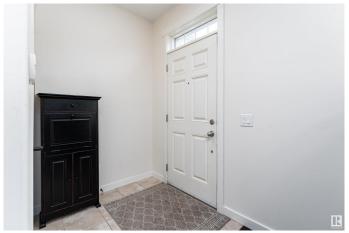
Built in 2009

#### **Essential Information**

MLS® # E4443948 Price \$425,000

Bedrooms 3
Bathrooms 2.50
Full Baths 2







Half Baths 1

Square Footage 2,006 Acres 0.00 Year Built 2009

Type Condo / Townhouse

Sub-Type Townhouse
Style 3 Storey
Status Active

## **Community Information**

Address 1060 Gault Boulevard

Area Edmonton
Subdivision Griesbach
City Edmonton
County ALBERTA

Province AB

Postal Code T5E 6N7

## **Amenities**

Amenities On Street Parking, Air Conditioner, Ceiling 9 ft., No Animal Home, No

Smoking Home, Vinyl Windows

Parking Double Garage Detached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood

Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Brick

Exterior Features Fenced, Landscaped, See Remarks

Roof Asphalt Shingles

Construction Wood, Brick

Foundation Concrete Perimeter

### **Additional Information**

Date Listed June 22nd, 2025

Days on Market 28

Zoning Zone 27

Condo Fee \$312

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