

\$255,000 - 52 Grandview Ridge, St. Albert

MLS® #E4457394

\$255,000

3 Bedroom, 1.50 Bathroom, 1,394 sqft

Condo / Townhouse on 0.00 Acres

Grandin, St. Albert, AB

Amazing opportunity to jump into the ownership market! Welcome to Grandview Ridge with this 5-level condo townhome that backs onto green space with mature trees. Fantastic location, steps to local school, playground, ice rink, walking trails & all local shopping amenities just a hop away. Well maintained complex with reasonable condo fees for maintenance free living. Features 3 bedrooms, 1.5 bathrooms & ample storage/laundry in basement. Newer fridge, dishwasher & HWT. Welcoming foyer is complete with powder room, closet & man-door access to garage. A few steps down you are greeted with spacious kitchen, living room & dinette with large windows for array of natural light. Fourth level boasts large primary bedroom, 2nd bedroom & 5pc bathroom. The fifth level offers another bedroom or flex room to work/study from home. All bedrooms feature vaulted ceilings that adds grandeur to each space. Fully fenced with extra visitor parking. This unit is ideal for 1st time buyers or investors. STOP RENTING! MUST SEE!

Built in 1972

Essential Information

MLS® # E4457394

Price \$255,000



Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,394
Acres	0.00
Year Built	1972
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	5 Level Split
Status	Active

Community Information

Address	52 Grandview Ridge
Area	St. Albert
Subdivision	Grandin
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 1T3

Amenities

Amenities	Detectors Smoke, Television Connection, Vaulted Ceiling
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
Exterior Features	Fenced, Flat Site, Landscaped, No Back Lane, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick

Foundation Concrete Perimeter

Additional Information

Date Listed September 12th, 2025
Days on Market 33
Zoning Zone 24
Condo Fee \$391

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