

\$429,000 - 41 1051 Graydon Hill Boulevard, Edmonton

MLS® #E4448113

\$429,000

3 Bedroom, 2.50 Bathroom, 1,668 sqft
Condo / Townhouse on 0.00 Acres

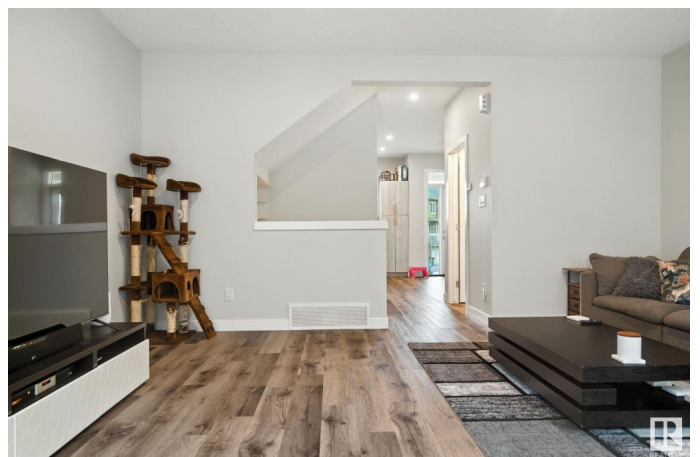
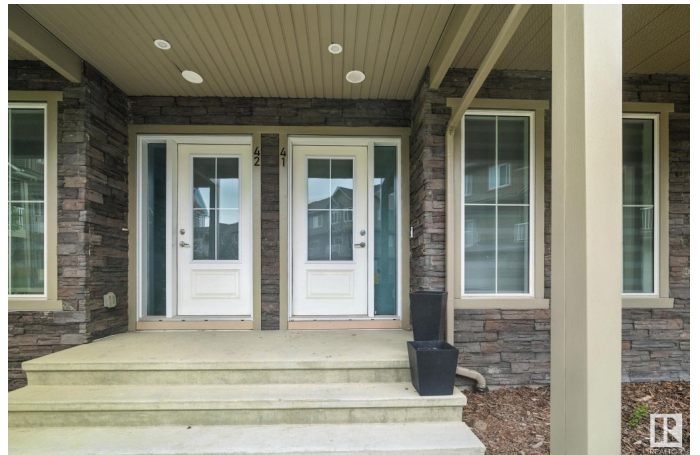
Graydon Hill, Edmonton, AB

Low Condo Fee!! Attention Investors and First-Time Home Buyers! This well-maintained 3 bed, 2.5 bath townhome in Graydon Hill features a double attached garage and low condo fees under \$230/month. The main level offers a versatile den—perfect for a home office, gym, or playroom. The bright second floor boasts a spacious living room with large windows and access to a sunny front patio. Enjoy the open-concept modern kitchen with quartz countertops, stainless steel appliances, and a dining area with access to a second balcony—great for BBQs and entertaining. Upstairs, you™ll find three bedrooms, including a spacious primary suite with a walk-in closet and 3-piece ensuite, plus a full 4-piece bath and convenient upper-floor laundry. Built for comfort and functionality, this home also offers plenty of storage and modern finishes throughout. Located near schools, trails, shopping, parks, public transit, and quick access to the Henday. A perfect place to call home or a smart rental investment!

Built in 2021

Essential Information

MLS® #	E4448113
Price	\$429,000
Bedrooms	3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,668
Acres	0.00
Year Built	2021
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

Community Information

Address	41 1051 Graydon Hill Boulevard
Area	Edmonton
Subdivision	Graydon Hill
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3C8

Amenities

Amenities	Ceiling 9 ft., Parking-Visitor
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 16th, 2025
Days on Market	75
Zoning	Zone 55
Condo Fee	\$229

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on September 29th, 2025 at 12:17pm MDT