

## **\$179,900 - 322 2035 Grantham Court, Edmonton**

MLS® #E4464777

**\$179,900**

1 Bedroom, 1.00 Bathroom, 661 sqft  
Condo / Townhouse on 0.00 Acres

Glastonbury, Edmonton, AB

Welcome to Californian Parkland in Glastonbury! This clean & bright 1 bedroom condo features 9' ceilings and a well-planned, open concept layout. The spacious kitchen offers tile flooring, granite countertops, stainless steel appliances, plenty of cabinets (including pot drawers), and large breakfast bar. The large living room has modern vinyl plank flooring, a corner fireplace (ornamental), and access to the private balcony. The generous primary bedroom includes a walk-through closet and direct access to the 4-piece bathroom (also accessible from the hall). Enjoy the convenience of in-suite laundry & storage plus the comfort of heated underground parking with secure storage. This well-managed building offers excellent amenities including a fitness room, guest suite, social lounge, and car wash. Pets are allowed with board approval and low condo fees of 404.61 per month include heat and water. Perfectly located near shopping, parks, and restaurants, with easy access to the Anthony Henday and Whitemud too!

Built in 2008

### **Essential Information**

|        |           |
|--------|-----------|
| MLS® # | E4464777  |
| Price  | \$179,900 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 1                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 661                    |
| Acres          | 0.00                   |
| Year Built     | 2008                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 322 2035 Grantham Court |
| Area        | Edmonton                |
| Subdivision | Glastonbury             |
| City        | Edmonton                |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T5T 3X4                 |

### Amenities

|                |                                                                                                                                                    |
|----------------|----------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Car Wash, Ceiling 9 ft., Exercise Room, Guest Suite, Intercom, No Smoking Home, Parking-Visitor, Patio, Security Door, Social Rooms, Vinyl Windows |
| Parking Spaces | 1                                                                                                                                                  |
| Parking        | Heated, Parkade, Underground                                                                                                                       |

### Interior

|              |                                                                                                               |
|--------------|---------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating      | In Floor Heat System, Natural Gas                                                                             |
| # of Stories | 4                                                                                                             |
| Stories      | 1                                                                                                             |
| Has Basement | Yes                                                                                                           |
| Basement     | None, No Basement                                                                                             |

### Exterior

|                   |                                                                     |
|-------------------|---------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                        |
| Exterior Features | Golf Nearby, Picnic Area, Playground Nearby, Public Transportation, |

|              |                          |
|--------------|--------------------------|
|              | Schools, Shopping Nearby |
| Roof         | Tar & Gravel             |
| Construction | Wood, Stucco             |
| Foundation   | Concrete Perimeter       |

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | November 5th, 2025 |
| Days on Market | 9                  |
| Zoning         | Zone 58            |
| HOA Fees       | 63                 |
| HOA Fees Freq. | Annually           |
| Condo Fee      | \$405              |

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Listing information last updated on November 14th, 2025 at 10:03am MST