



## Edmonton Alberta

\$455,000

Welcome to the community of Griesbah! This well maintained 3-bedroom, 3.1-bath home offering 1,425 sq. ft. of bright and functional living space. Step onto the inviting front porch and into a warm, open-concept main floor featuring spacious living and dining areas filled with natural light. The kitchen offers plenty of cabinetry, ample counter space, and easy access to the backyard, perfect for everyday living or entertaining. A powder room and coat closet complete the main level. The primary suite includes a private full bath, while the additional full bathroom is perfectly situated for family or guests. Located in a friendly, established neighbourhood, you're minutes away from schools, parks, shopping, and commuter routes. Whether you're a first-time buyer, growing family, or looking to downsize, this home offers turnkey comfort with room to personalize. Welcome home! (id:6769)

Living room 4.67m x 4.13m

Dining room 1.86m x 3.05m

Kitchen 4.67m x 4.43m

Primary Bedroom 4.81m x 4.06m

Bedroom 2 2.85m x 3.01m

Bedroom 3 2.70m x 3.35m

Listing Presented By:



Originally Listed by:  
MaxWell Challenge Realty

<https://www.catherinemanigo.ca/>

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