

\$209,900 - 111 Grandin Village, St. Albert

MLS® #E4429649

\$209,900

3 Bedroom, 1.50 Bathroom, 1,252 sqft

Condo / Townhouse on 0.00 Acres

Grandin, St. Albert, AB

Talk about an opportunity knocking here in Grandin Village! This 3 bedroom, 1.5 bathroom end-unit townhome is full of potential and ready for your vision. Backing onto a park, it offers a private, fenced yard and a low traffic location within the complex. You'll appreciate the updated windows and furnace, helping to reduce future upgrade costs. The spacious main floor provides a bright living area, while the partially finished basement features a den and storage room for added flexibility. Upstairs, you'll find three generously sized bedrooms and a full bath. With reasonable condo fees, one energized parking stall, and a family-friendly layout, this property is perfect for investors or buyers looking to build sweat equity. Don't miss your chance to transform this home and add value in a great location! Lots of visitor parking available and within walking distance to several parks, schools, walking trails and the beautiful St. Albert downtown core! Quick possession available.

Built in 1972

Essential Information

MLS® # E4429649

Price \$209,900

Bedrooms 3



Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,252
Acres	0.00
Year Built	1972
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	111 Grandin Village
Area	St. Albert
Subdivision	Grandin
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 1R9

Amenities

Amenities	Detectors Smoke, Parking-Visitor, Vinyl Windows
Parking	Stall

Interior

Appliances	Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Brick
Exterior Features	Backs Onto Park/Trees, Fenced, Low Maintenance Landscape, No Through Road, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick
Foundation	Concrete Perimeter

School Information

Elementary	Wild Rose
Middle	Hillgrove
High	Paul Kane

Additional Information

Date Listed	April 8th, 2025
Days on Market	12
Zoning	Zone 24
Condo Fee	\$352

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