

\$374,800 - 4481 Mccrae Avenue, Edmonton

MLS® #E4451359

\$374,800

3 Bedroom, 2.50 Bathroom, 1,991 sqft
Condo / Townhouse on 0.00 Acres

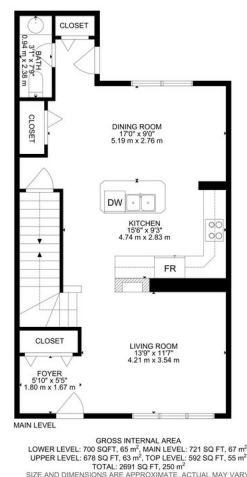
Griesbach, Edmonton, AB

Welcome to this SPACIOUS 3-bedroom, 1,991 sq ft townhome that checks all the boxes. Step into a proper entryway that opens into a cozy living room, complete with a warm FIREPLACE, perfect for relaxing evenings. The kitchen features classic white cabinetry, sleek black appliances, and ample counter space. There's room for BAR SEATING as well as a dining area that overlooks the sunny backyard. A large pantry and a convenient 2-piece bathroom complete the main floor. Upstairs, youâ€™ll find a versatile OFFICE area, laundry, and two generously sized bedrooms connected by a stylish Jack and Jill bathroom. The top-level primary suite is a true RETREAT. Enjoy the standalone tub, reading nooks nestled in charming dormers and a MASSIVE walk-in closet. The south-facing backyard is ideal for entertaining, with a deck perfect for BBQs and a great-sized YARD where kids can play, as well as a detached DOUBLE GARAGE. Located in the vibrant community of Griesbach, come EXPERIENCE everything this home has to offer!

Built in 2006

Essential Information

MLS® #	E4451359
Price	\$374,800



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,991
Acres	0.00
Year Built	2006
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

Community Information

Address	4481 Mccrae Avenue
Area	Edmonton
Subdivision	Griesbach
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 4G6

Amenities

Amenities	Ceiling 9 ft., Deck, No Animal Home, No Smoking Home
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Fenced, Playground Nearby, Public Swimming Pool, Public

	Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 6th, 2025
Days on Market	8
Zoning	Zone 27
Condo Fee	\$320

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