

## \$310,000 - 56 Grandview Ridge, St. Albert

MLS® #E4461611

**\$310,000**

3 Bedroom, 1.50 Bathroom, 1,217 sqft

Condo / Townhouse on 0.00 Acres

Grandin, St. Albert, AB

Welcome to 56 Grandview Ridge, one of Saint Albert's most desirable and affordable communities. This beautifully updated 3 bedroom, split level offers, comfort, style and convenience in a quiet, family friendly complex. Step inside to discover new flooring, a renovated, four piece bath and a two piece powder room, fresh paint with elegant crown molding. Enjoy your own landscaped backyard with a lovely large deck and a gazebo. Perfect for relaxing or entertaining outdoors. An attached single garage provides both parking an extra storage space. Ideally located close to schools, shopping, parks, and major roadways, including the Anthony Henday. This home offers a perfect balance of privacy privacy, and except ability accessibility.

Built in 1972

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4461611  |
| Price          | \$310,000 |
| Bedrooms       | 3         |
| Bathrooms      | 1.50      |
| Full Baths     | 1         |
| Half Baths     | 1         |
| Square Footage | 1,217     |
| Acres          | 0.00      |



|            |                   |
|------------|-------------------|
| Year Built | 1972              |
| Type       | Condo / Townhouse |
| Sub-Type   | Townhouse         |
| Style      | 5 Level Split     |
| Status     | Active            |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 56 Grandview Ridge |
| Area        | St. Albert         |
| Subdivision | Grandin            |
| City        | St. Albert         |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T8N 1J3            |

### Amenities

|           |                                                  |
|-----------|--------------------------------------------------|
| Amenities | Closet Organizers, Deck, Detectors Smoke, Gazebo |
| Parking   | Single Garage Attached                           |

### Interior

|              |                                                                                                   |
|--------------|---------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                         |
| Stories      | 4                                                                                                 |
| Has Basement | Yes                                                                                               |
| Basement     | Partial, Unfinished                                                                               |

### Exterior

|                   |                                                                                                                                                 |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                                                                                              |
| Exterior Features | Backs Onto Park/Trees, Fenced, Landscaped, Paved Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                                |
| Construction      | Wood, Brick, Vinyl                                                                                                                              |
| Foundation        | Concrete Perimeter                                                                                                                              |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 9th, 2025 |
| Days on Market | 34                |
| Zoning         | Zone 24           |

Condo Fee

\$391



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Listing information last updated on November 12th, 2025 at 2:17pm MST