

\$449,900 - 5313 Admiral Girouard Street, Edmonton

MLS® #E4434719

\$449,900

3 Bedroom, 3.50 Bathroom, 1,516 sqft

Single Family on 0.00 Acres

Griesbach, Edmonton, AB

PREMIUM TOWNHOME! Custom built by Pacesetter Homes, the â€˜Calderâ€™™ offers 3 beds, 3 baths & NO CONDO FEES! Featuring loads of upgrades including A/C, designer lighting, quartz counters, gorgeous ceramic tile & quality vinyl plank flooring. The spacious open concept floor plan has lots of big windows, a bright living room open to the chefâ€™™s kitchen with massive island, breakfast bar, elegant cabinetry, high end s/s appliances, sunny dining area & is completed with a 2-pce bath & handy mudroom. The upper level has 3 generous bedrooms, family bath & laundry. The primary has a huge closet & luxury ensuite. The basement offers lots more potential living space. The attractive exterior has great curb appeal, stone accents, fenced yard and d/detached garage. Village at Griesbach is an award-winning development that beautifully retains all the character of its rich history. Surrounded by lakes, trails & green space - IMPRESSIVE!

Built in 2022

Essential Information

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|-----------|-----------|
| MLS® # | E4434719 |
| Price | \$449,900 |
| Bedrooms | 3 |
| Bathrooms | 3.50 |



| | |
|----------------|----------------------|
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,516 |
| Acres | 0.00 |
| Year Built | 2022 |
| Type | Single Family |
| Sub-Type | Residential Attached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------------------|
| Address | 5313 Admiral Girouard Street |
| Area | Edmonton |
| Subdivision | Griesbach |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5E 6X5 |

Amenities

| | |
|----------------|------------------------------|
| Amenities | Detectors Smoke, See Remarks |
| Parking Spaces | 2 |
| Parking | Double Garage Detached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Stone Facing |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Fenced, Flat Site, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |

| | |
|--------------|--------------------|
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 5th, 2025 |
| Days on Market | 14 |
| Zoning | Zone 27 |

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Listing information last updated on May 18th, 2025 at 10:17pm MDT