Courtesy Of Chris K Karampelas And Jennifer L Kitzan Mohammed Of MaxWell Polaris

$1,199,000 - 4004 Ginsburg Crescent, Edmonton

MLS® #E4441022

$1,199,000
6 Bedroom, 5.00 Bathroom, 2,906 sqft
Single Family on 0.00 Acres

Granville (Edmonton), Edmonton, AB

Luxury, location, & income potential, this BRAND NEW TRIPLE CAR garage home in Granville Estates on a 40â€™ CORNER lot has it all. The thoughtful design includes a 2 BED LEGAL BASEMENT SUITE + a private rec space for the main home, complete w/wet bar, making it ideal for multi-gen living or added rental income. With 6 beds & 5 baths, this home is rich in upscale details:herringbone LVP flooring, soaring 18â€™ ceilings in the foyer & great room, 9â€™ ceilings on EVERY level, 8â€™ doors, & triple pane windows throughout. The heart of the home is a chef-inspired kitchen w/a double QUARTZ WATERFALL island, butlerâ€™s pantry, & seamless flow into a custom mudroom. A main floor flex/den, bedrm, & full bath make the layout ideal for guests or a growing family. A sleek fireplace feature wall adds the perfect modern touch.Upstairs, find 3 spacious bedrms, bright bonus rm, & laundry. The dreamy primary retreat has a feature wall, WIC, & spa-like ensuite. Minutes from Costco, Lewis Estates Golf Course, WEM & major roadways.

Built in 2025

Essential Information

MLS® #	E4441022
Price	$1,199,000

Bedrooms	6
Bathrooms	5.00
Full Baths	5
Square Footage	2,906
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	4004 Ginsburg Crescent
Area	Edmonton
Subdivision	Granville (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 4V2

Amenities

Amenities	On Street Parking, Ceiling 9 ft., Closet Organizers, Deck, Parking-Extra, See Remarks, 9 ft. Basement Ceiling
Parking Spaces	6
Parking	Triple Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Stove-Countertop Gas, Washer
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Insert, Tile Surround
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Corner Lot, Golf Nearby, Level Land, No Back Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks, Partially Fenced
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 6th, 2025
Days on Market	9
Zoning	Zone 58

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Listing information last updated on June 15th, 2025 at 8:32pm MDT