

# \$424,900 - 2426 Glenridding Boulevard, Edmonton

MLS® #E4449389

**\$424,900**

3 Bedroom, 2.50 Bathroom, 1,406 sqft  
Single Family on 0.00 Acres

Glenridding Heights, Edmonton, AB

**MOVE IN READY!!** This very well maintained home in Glenridding Heights is ready for you to call it home. **END UNIT** Townhouse with **NO CONDO FEES**. This home features **VINYL PLANK FLOORING** on the main floor, **QUARTZ COUNTERS** and a **MAIN FLOOR LAUNDRY ROOM**. Upgraded Extended Cabinets in the Kitchen offer ample storage, and a 2-PC guest bathroom off the Mudroom complete the main level. The second floor Primary has a large walk-in closet & Full (4-PC) Ensuite. Down the hall are **TWO** more **SPACIOUS BEDROOMS**, **BOTH w/ WALK-IN CLOSETS**. The basement is **UNFINISHED** with rough-ins for a 3rd bathroom, open to you design imagination. A large deck in the backyard is spacious for lounging & BBQing in the summer and the **DOUBLE DETACHED GARAGE** is spacious enough for your vehicles & storage.

Built in 2014

## Essential Information

MLS® #	E4449389
Price	\$424,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1



Square Footage	1,406
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Residential Attached
Style	2 Storey
Status	Active

### **Community Information**

Address	2426 Glenridding Boulevard
Area	Edmonton
Subdivision	Glenridding Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2T4

### **Amenities**

Amenities	Off Street Parking, On Street Parking, Deck, Exterior Walls- 2"x6", Front Porch, Hot Water Natural Gas, No Smoking Home
Parking Spaces	3
Parking	Double Garage Detached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Back Lane, Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby

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

### **School Information**

Elementary	Dr M-A Armour, Joan Carr
Middle	Dr M-A Armour, Joan Carr
High	Lillian O, F. M McCaffery

### **Additional Information**

Date Listed	July 24th, 2025
Days on Market	12
Zoning	Zone 56
HOA Fees Freq.	Other

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