

\$325,000 - 16 1636 Kerr Road, Edmonton

MLS® #E4428736

\$325,000

2 Bedroom, 1.50 Bathroom, 1,236 sqft
Condo / Townhouse on 0.00 Acres

Griesbach, Edmonton, AB

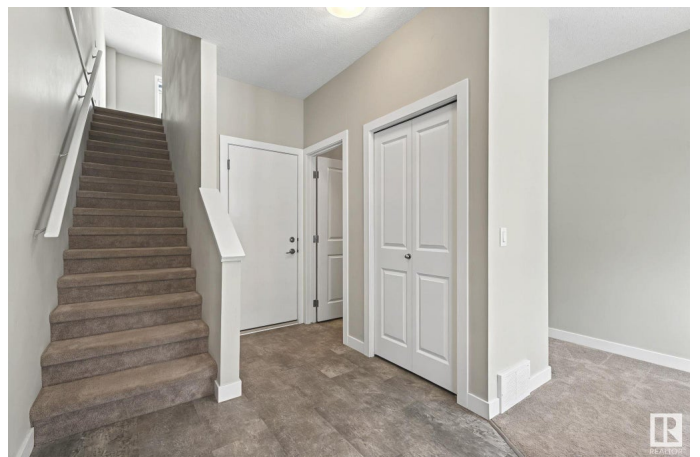
Welcome to this Amazing 2-bedroom, 2-bathroom townhouse located in the sought-after Griesbach community of Edmonton. This stylish and well-maintained home offers the perfect blend of comfort and convenience. Upon entering, you'll be greeted by a spacious open-concept living area featuring gleaming hardwood floors and abundant natural light. The modern kitchen is a chef's delight with quartz island & countertops, stainless steel appliances, and ample cabinet space. The adjacent dining area is perfect for both casual meals and entertaining guests. Upstairs, the generous Primary bedroom provides a serene retreat with a large closet. The second bedroom is versatile, ideal for a guest room or office. Both bedrooms offer plenty of natural light and comfort, a centrally located 4 pc bath and upstairs laundry completes the upper level. Additional highlights include a cozy finished basement that can be used as a family room or extra living space. This home is a must see today !

Built in 2017

Essential Information

MLS® # E4428736

Price \$325,000



Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,236
Acres	0.00
Year Built	2017
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

Community Information

Address	16 1636 Kerr Road
Area	Edmonton
Subdivision	Griesbach
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 6W3

Amenities

Amenities	Off Street Parking, Detectors Smoke, Parking-Visitor
Parking	Single Garage Attached

Interior

Appliances	Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Vinyl
Exterior Features	Golf Nearby, Landscaped, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed April 3rd, 2025

Days on Market 9

Zoning Zone 27

Condo Fee \$209

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 12th, 2025 at 1:32am MDT