

# \$239,900 - 147 Grandin Village, St. Albert

MLS® #E4432395

**\$239,900**

3 Bedroom, 1.50 Bathroom, 1,261 sqft  
Condo / Townhouse on 0.00 Acres

Grandin, St. Albert, AB

Here you go! An affordable condo in desirable Grandin Village (Phase 1) with an attached garage and great yard placement onto a green space. You'll love the spacious rooms, bright natural light, and opportunity to put your own stamp on this home. The large kitchen, full basement, and large windows are among the features that draw buyers to Grandin Village. You'll love the quick access to downtown, Ray Gibbon Drive, and the Henday freeway. These condos are always popular, for good reason. They have so much to offer to so many types of buyers; 1st home buyers, investment buyers, and young families alike. At this price, you've got a great opportunity ahead of you.

Built in 1972

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4432395          |
| Price          | \$239,900         |
| Bedrooms       | 3                 |
| Bathrooms      | 1.50              |
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,261             |
| Acres          | 0.00              |
| Year Built     | 1972              |
| Type           | Condo / Townhouse |



|          |           |
|----------|-----------|
| Sub-Type | Townhouse |
| Style    | 2 Storey  |
| Status   | Active    |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 147 Grandin Village |
| Area        | St. Albert          |
| Subdivision | Grandin             |
| City        | St. Albert          |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T8N 1R9             |

### Amenities

|                |                                                                                                |
|----------------|------------------------------------------------------------------------------------------------|
| Amenities      | Deck, Detectors Smoke, Hot Water Natural Gas, No Animal Home, No Smoking Home, Parking-Visitor |
| Parking Spaces | 2                                                                                              |
| Parking        | Single Garage Attached                                                                         |

### Interior

|              |                                                                      |
|--------------|----------------------------------------------------------------------|
| Appliances   | Dryer, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                                            |
| Stories      | 2                                                                    |
| Has Basement | Yes                                                                  |
| Basement     | Full, Finished                                                       |

### Exterior

|                   |                                                                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                                                                                                               |
| Exterior Features | Backs Onto Park/Trees, Fenced, Low Maintenance Landscape, No Back 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    | April 24th, 2025 |
| Days on Market | 7                |
| Zoning         | Zone 24          |
| Condo Fee      | \$427            |

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Listing information last updated on May 1st, 2025 at 5:47pm MDT