

## \$325,000 - 33 Meridian Loop, Stony Plain

MLS® #E4435438

**\$325,000**

3 Bedroom, 2.50 Bathroom, 1,319 sqft  
Single Family on 0.00 Acres

Meridian Heights, Stony Plain, AB

These two side-by-side duplexes are a must-see, each featuring three spacious bedrooms upstairs, including a primary suite with a private en suite bathroom and an additional full bath. Perfect for investors or families, these properties can be purchased together or sold individually. The main level offers a stylish kitchen with an island, ideal for entertaining, while large windows fill the living spaces with natural light. Each unit has fenced-in yards for outdoor enjoyment, plus unfinished basements for added storage or potential living space, along with finished laundry rooms for convenience. Complete with single attached garages, these duplexes offer both functionality and ease of access. Don't miss your chance to invest in this prime location with tremendous potential!



Built in 2007

### Essential Information

MLS® #	E4435438
Price	\$325,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,319
Acres	0.00

Year Built	2007
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey Split
Status	Active

### Community Information

Address	33 Meridian Loop
Area	Stony Plain
Subdivision	Meridian Heights
City	Stony Plain
County	ALBERTA
Province	AB
Postal Code	T7Z 0B8

### Amenities

Amenities	See Remarks
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 9th, 2025
Days on Market	5
Zoning	Zone 91

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