

\$254,900 - 307 Grandin Village, St. Albert

MLS® #E4458742

\$254,900

4 Bedroom, 1.50 Bathroom, 1,335 sqft

Condo / Townhouse on 0.00 Acres

Grandin, St. Albert, AB

BEAUTIFULLY Updated End Unit Townhouse
â€“ Immediate Possession! This 1,335 sq. ft.
4-bed, 1.5-bath end unit with single OVER
SIZED attached garage is move-in ready with
fresh paint, new window coverings, updated
light fixtures, aluminum wiring conversion for
enhanced safety, newer furnace (2023), and
hot water tank. BRIGHT layout with upgraded
windows and patio doors leading to a
PRIVATE backyard with a PATIO and planting
space. ESTABLISHED complex with a
HEALTHY RESERVE fund and planned
upgrades to walkways, roadways, and
driveways. Close to schools, parks, and
transit. A solid investment and perfect place to
call home!

Built in 1975

Essential Information

MLS® #	E4458742
Price	\$254,900
Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,335
Acres	0.00
Year Built	1975



Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	307 Grandin Village
Area	St. Albert
Subdivision	Grandin
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 2R6

Amenities

Amenities	Carbon Monoxide Detectors, Detectors Smoke, Hot Water Natural Gas, No Smoking Home
Parking Spaces	2
Parking	Single Garage Attached

Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stucco, Vinyl
Exterior Features	Fenced, Playground Nearby, Private Setting, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 19th, 2025
Days on Market	48
Zoning	Zone 24

Condo Fee \$604

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 November 6th, 2025 at 12:17am MST