

## \$239,900 - 223 524 Griesbach Parade, Edmonton

MLS® #E4432616

**\$239,900**

1 Bedroom, 1.00 Bathroom, 713 sqft

Condo / Townhouse on 0.00 Acres

Griesbach, Edmonton, AB

Welcome to Veritas in Griesbach â€” where timeless design and unbeatable value meet in one of Edmontonâ€™s most prestigious communities. This 1-bedroom, 1-bathroom condo offers 713 SF of thoughtfully designed living space with 9-foot ceilings that create an open, airy feel beyond its footprint. Inside, youâ€™ll find quartz countertops, luxury vinyl plank flooring, stainless steel appliances, and in-suite laundry â€” a perfect blend of style and function. Enjoy access to premium building amenities including a fitness centre, social room, and guest suite for visiting friends and family. Located just steps from walking trails, lakes, and Griesbachâ€™s 24-acre park, with quick access to shops, restaurants, and transit, this home delivers peaceful living with urban convenience. Ideal for professionals, retirees, or savvy investors, this is one of the most affordable units in Veritas â€” and a rare chance to own in a building known for quality and community.

Built in 2018

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4432616  |
| Price     | \$239,900 |
| Bedrooms  | 1         |
| Bathrooms | 1.00      |



|                |                       |
|----------------|-----------------------|
| Full Baths     | 1                     |
| Square Footage | 713                   |
| Acres          | 0.00                  |
| Year Built     | 2018                  |
| Type           | Condo / Townhouse     |
| Sub-Type       | Lowrise Apartment     |
| Style          | Multi Level Apartment |
| Status         | Active                |

### **Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 223 524 Griesbach Parade |
| Area        | Edmonton                 |
| Subdivision | Griesbach                |
| City        | Edmonton                 |
| County      | ALBERTA                  |
| Province    | AB                       |
| Postal Code | T5E 6X2                  |

### **Amenities**

|           |   |
|-----------|---|
| Amenities | Ceiling 9 ft., Closet Organizers, Exercise Room, No Animal Home, No Smoking Home, Parking-Visitor, Social Rooms |
| Parking   | Parkade   |

### **Interior**

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas   |
| # of Stories | 4   |
| Stories      | 4   |
| Has Basement | Yes   |
| Basement     | None, No Basement   |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Flat Site, Landscaped, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stone, Vinyl   |
| Foundation        | Concrete Perimeter   |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 24th, 2025 |
| Days on Market | 70               |
| Zoning         | Zone 27          |
| Condo Fee      | \$378            |

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Listing information last updated on July 3rd, 2025 at 12:19pm MDT