

\$199,900 - 4 1 Garden Grove Grove, Edmonton

MLS® #E4443376

\$199,900

3 Bedroom, 1.50 Bathroom, 1,335 sqft

Condo / Townhouse on 0.00 Acres

Duggan, Edmonton, AB

Welcome to this well-located townhouse offering convenience and comfort in a family-friendly community. Enjoy the benefit of an assigned parking stall right next to the unit for easy access. The main floor features a 2-piece bathroom, a bright dining area with built-in storage, a spacious galley-style kitchen, and a large living room at the back that opens to your own private fenced outdoor space. Upstairs, you'll find 3 generously sized bedrooms, a 4-piece bathroom, and ample closet space. The basement adds incredible value with lots of shelving, a large rec room area, and a utility room with extra storage. Ideally located across from Duggan Park, steps from schools, and just a 5-minute drive to South Edmonton Common. Nestled behind Calgary Trail, youâ€™ll have quick access to shops, dining, and all amenities â€“ everything you need is just minutes away!

Built in 1971

Essential Information

| | |
|------------|-----------|
| MLS® # | E4443376 |
| Price | \$199,900 |
| Bedrooms | 3 |
| Bathrooms | 1.50 |
| Full Baths | 1 |
| Half Baths | 1 |



| | |
|----------------|-------------------|
| Square Footage | 1,335 |
| Acres | 0.00 |
| Year Built | 1971 |
| Type | Condo / Townhouse |
| Sub-Type | Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 4 1 Garden Grove Grove |
| Area | Edmonton |
| Subdivision | Duggan |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6J 2L3 |

Amenities

| | |
|----------------|-------------------------------------|
| Amenities | Off Street Parking, Parking-Visitor |
| Parking Spaces | 1 |
| Parking | Stall |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Brick, Vinyl |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Brick, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|---------------|
| Elementary | Duggan School |
|------------|---------------|

| | |
|--------|-----------------------|
| Middle | D.S. MacKenzie School |
| High | Harry Ainlay School |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 19th, 2025 |
| Days on Market | 16 |
| Zoning | Zone 16 |
| Condo Fee | \$370 |

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Listing information last updated on July 5th, 2025 at 5:17pm MDT