# \$400,000 - 3 14315 Stony Plain Road, Edmonton

MLS® #E4446112

#### \$400,000

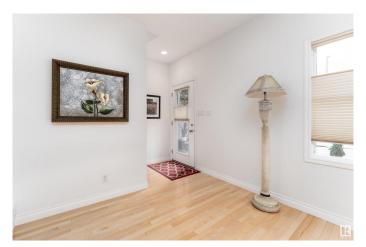
2 Bedroom, 3.50 Bathroom, 1,151 sqft Condo / Townhouse on 0.00 Acres

Grovenor, Edmonton, AB

Welcome to this stunning 2 bed, 2.5 bath condo in the highly sought after community of Grovenor! Thoughtfully designed with high-end finishes, pot lights, and lots of natural light. Enjoy a gourmet kitchen with maple hardwood, walnut cabinetry, and stainless steel appliances. Maple hardwood extends throughout the main floor and upstairs, complementing the open layout. The staircase features a half wall with tempered glass leading to a versatile loft, two spacious bedrooms, a 4pc bath, and a private ensuite with full tile shower. Hardwood in all closets with custom mirrored doors. Fully finished basement with huge rec room, separate laundry with sink, and another 4pc bath. Single detached garage, central A/C. No pets, no smoking home. Recent upgrades include: New hot water tank and shingles. Basement room can easily be converted to a third bedroom. Close to the River Valley, trails, shopping, transit, and just minutes to downtown. Move-in ready and beautifully finished â€" don't miss out!







Built in 2006

## **Essential Information**

MLS® # E4446112 Price \$400,000 Bedrooms 2

Bathrooms 3.50

Full Baths 3

Half Baths 1

Square Footage 1,151

Acres 0.00

Year Built 2006

Type Condo / Townhouse

Sub-Type Townhouse

Style 2 Storey

Status Active

# **Community Information**

Address 3 14315 Stony Plain Road

Area Edmonton
Subdivision Grovenor
City Edmonton
County ALBERTA

Province AB

Postal Code T5N 3R6

#### **Amenities**

Amenities No Animal Home, No Smoking Home

Parking Rear Drive Access, Single Garage Detached

#### Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control,

Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer,

Window Coverings

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Mantel

Stories 3

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Stucco, Vinyl

Exterior Features Back Lane, Fenced, Flat Site, Park/Reserve, Playground Nearby, Public

Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Stucco, Vinyl

Foundation Concrete Perimeter

### **Additional Information**

Date Listed July 4th, 2025

Days on Market 2

Zoning Zone 21

Condo Fee \$375

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 July 6th, 2025 at 8:32am MDT