# \$569,000 - 7403 Colonel Mewburn Road, Edmonton

MLS® #E4435494

### \$569,000

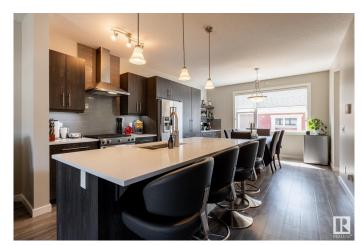
3 Bedroom, 3.50 Bathroom, 1,415 sqft Single Family on 0.00 Acres

Griesbach, Edmonton, AB

Discover this beautifully maintained 2-storey home located in the highly sought-after community of Griesbach. Offering 3 bedrooms and 3.5 bathrooms, this home features a functional layout with quality finishes throughout. The kitchen is equipped with a gas range, stainless steel appliances, an oversized quartz island, and a convenient coffee barâ€"perfect for everyday living and entertaining. Upstairs, a spacious family room provides extra space for relaxing or gathering. The primary suite includes a walk-in closet, and a 4-piece ensuite complete with a walk-in shower. The fully finished basement adds even more versatility, ideal for a home office, gym, or guest area. Step outside to enjoy the large yard, complete with a low-maintenance composite deckâ€"ideal for summer eveningsâ€"and a matching shed that blends seamlessly with the home's design. A generously sized double detached garage rounds out the property, offering ample space for vehicles and storage. â€"this home truly has it all.







Built in 2016

# **Essential Information**

MLS® # E4435494 Price \$569,000 Bedrooms 3

Bathrooms 3.50

Full Baths 3

Half Baths 1

Square Footage 1,415

Acres 0.00

Year Built 2016

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

# **Community Information**

Address 7403 Colonel Mewburn Road

Area Edmonton
Subdivision Griesbach
City Edmonton
County ALBERTA

Province AB

Postal Code T5E 6V7

# **Amenities**

Amenities On Street Parking, Deck, No Smoking Home, Parking-Extra

Parking Double Garage Detached

#### Interior

Interior Features ensuite bathroom

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

Garage Opener, Hood Fan, Refrigerator, Stove-Gas, Washer, Window

Coverings

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

# **School Information**

Elementary Major General Griesbach Sc Middle St. Edmund Catholic School

High J H Picard School

#### **Additional Information**

Date Listed May 9th, 2025

Days on Market 4

Zoning Zone 27

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Listing information last updated on May 13th, 2025 at 11:17am MDT