

Courtesy Of Jaclyn Baillie Of Century 21 Masters

## **\$559,900 - 1210 Colonel Stone Avenue, Edmonton**

MLS® #E4454655

**\$559,900**

3 Bedroom, 2.50 Bathroom, 1,741 sqft

Single Family on 0.00 Acres

Griesbach, Edmonton, AB

Welcome to this stunning 2-storey home in the desirable community of Griesbach, where modern comfort meets timeless style. The main floor boasts rich hardwood flooring, a spacious living room anchored by a double-sided fireplace, and a layout ideal for both relaxing evenings and entertaining guests. Upstairs, discover three generous bedrooms including a luxurious primary suite with a spa-inspired ensuite featuring a tiled walk-in shower, soaker tub, plus an additional full bath for family or guests. The fully finished basement expands your living space with a large family room and a versatile den/office, perfect for work-from-home or hobbies. Outdoors, enjoy a beautifully landscaped yard, a covered back deck offering year-round enjoyment, and the convenience of a detached double garage. Nestled in a vibrant neighborhood close to parks, schools, shops, and amenities, this home offers the perfect blend of elegance, functionality, and location - ready to welcome its next owner.

Built in 2006

### **Essential Information**

MLS® # E4454655

Price \$559,900

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,741                  |
| Acres          | 0.00                   |
| Year Built     | 2006                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 1210 Colonel Stone Avenue |
| Area        | Edmonton                  |
| Subdivision | Griesbach                 |
| City        | Edmonton                  |
| County      | ALBERTA                   |
| Province    | AB                        |
| Postal Code | T5E 0E5                   |

### Amenities

|           |                                                                                              |
|-----------|----------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Closet Organizers, Deck, Hot Water Instant, Hot Water Tankless, See Remarks |
| Parking   | Double Garage Detached                                                                       |

### Interior

|                   |                                                                                                                |
|-------------------|----------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                               |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                                      |
| Stories           | 2                                                                                                              |
| Has Basement      | Yes                                                                                                            |
| Basement          | Full, Finished                                                                                                 |

### Exterior

|                   |                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                                                                                    |
| Exterior Features | Back Lane, Fenced, Flat Site, Landscaped, Level Land, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                                                      |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Brick, Vinyl |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 25th, 2025 |
| Days on Market | 2                 |
| Zoning         | Zone 27           |

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Listing information last updated on August 27th, 2025 at 2:17pm MDT