

## **\$339,900 - 124 2560 Pegasus Boulevard, Edmonton**

MLS® #E4463841

**\$339,900**

2 Bedroom, 2.50 Bathroom, 1,454 sqft

Condo / Townhouse on 0.00 Acres

Griesbach, Edmonton, AB

Welcome to this spacious and modern 3-story END UNIT townhome in the centre of Griesbach with AC! Stepping inside, everything you are looking for in your next home is here. On the lower level is a den, a 2-piece bathroom, storage, and access to your **OVERSIZED SINGLE ATTACHED GARAGE!** Upstairs is the main living area, greeted with the kitchen with quartz countertops, S/S appliances, and the centre island as the focal point. From the kitchen is direct access to your private **BALCONY!** Situated is the dining room & living room with massive windows bringing in tons of natural light. Upstairs are 2 well-sized bedrooms. The primary bedroom offers direct access to the 4-piece ensuite and HIS & HERS closets. On the other side of the home is the second bedroom separated by the shared 4 pc bathroom and a second flex/den space on the upper floor! Located 15 mins from downtown, nearby schools, walking trails, and shopping along 97 ST & Northgate Centre. Professionally managed complex with **LOW CONDO FEES** of \$318/mo.

Built in 2015

### **Essential Information**

MLS® # E4463841

Price \$339,900



|                |                   |
|----------------|-------------------|
| Bedrooms       | 2                 |
| Bathrooms      | 2.50              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,454             |
| Acres          | 0.00              |
| Year Built     | 2015              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 3 Storey          |
| Status         | Active            |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 124 2560 Pegasus Boulevard |
| Area        | Edmonton                   |
| Subdivision | Griesbach                  |
| City        | Edmonton                   |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T5E 6V4                    |

### Amenities

|                |                                                                                              |
|----------------|----------------------------------------------------------------------------------------------|
| Amenities      | Off Street Parking, Air Conditioner, Deck, Parking-Visitor, Patio, Smart/Program. Thermostat |
| Parking Spaces | 2                                                                                            |
| Parking        | Front Drive Access, Over Sized, Single Garage Attached                                       |

### Interior

|                   |                                                                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                              |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                                                                     |
| Stories           | 3                                                                                                                                             |
| Has Basement      | Yes                                                                                                                                           |
| Basement          | None, No Basement                                                                                                                             |

### Exterior

|          |             |
|----------|-------------|
| Exterior | Wood, Vinyl |
|----------|-------------|

|                   |                                                                                |
|-------------------|--------------------------------------------------------------------------------|
| Exterior Features | Flat Site, Landscaped, Level Land, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                               |
| Construction      | Wood, Vinyl                                                                    |
| Foundation        | Concrete Perimeter                                                             |

### School Information

|            |                            |
|------------|----------------------------|
| Elementary | Major-General Griesbach Sc |
| Middle     | Major-General Griesbach Sc |
| High       | Queen Elizabeth School     |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 28th, 2025 |
| Days on Market | 10                 |
| Zoning         | Zone 27            |
| Condo Fee      | \$318              |

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 November 7th, 2025 at 1:02pm MST