

## **\$729,900 - 3503 Goodridge Bay, Edmonton**

MLS® #E4409708

**\$729,900**

4 Bedroom, 3.50 Bathroom, 2,581 sqft

Single Family on 0.00 Acres

Granville (Edmonton), Edmonton, AB

Delightful. Custom built beautifully finished 4 bedrooms 4 bathrooms close to 2600 SqFt 2 storey home. fully finished basement. Immaculate in every way From the spacious main floor to the Chef's gourmet kitchen fully equipped with stainless steel appliances. Beautiful granite island with breakfast bar, corner pantry and ample cabinets and storage. Dining area with garden door to huge corner landscaped lot with trees and shrubs & large patio/deck area. Gorgeous large windows diffuses natural lighting of the south facing rear yard. The upper floor is well designed with 3 bedroom, bonus room, large master suite with well appointment ensuite bath, room for everything. The basement is fully finished with large rec room, guest bedroom, full bath and ample storage. Every sq ft of contemporary and stylish. Oversized finished garage. Landscaping includes under ground sprinklers system and AC. Close to all amenities, shopping, schools and public transportation. Quick access to Edmonton ring road Anthony Henday Drive

Built in 2011

### **Essential Information**

MLS® # E4409708

Price \$729,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,581                  |
| Acres          | 0.00                   |
| Year Built     | 2011                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 3503 Goodridge Bay   |
| Area        | Edmonton             |
| Subdivision | Granville (Edmonton) |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5T 4C6              |

### Amenities

|           |  |
|-----------|--|
| Amenities | Ceiling 9 ft., Closet Organizers, Parking-Extra, Vinyl Windows |
| Parking   | Double Garage Attached, Over Sized                             |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Oven-Microwave, Refrigerator, Stove-Gas, Vacuum System Attachments, Vacuum Systems, Window Coverings |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 3  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Corner Lot, Fenced, Flat Site, Landscaped, Public Transportation, |

|              |                    |
|--------------|--------------------|
|              | Shopping Nearby    |
| Roof         | Asphalt Shingles   |
| Construction | Wood, Stone, Vinyl |
| Foundation   | Concrete Perimeter |

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | October 9th, 2024 |
| Days on Market | 206               |
| Zoning         | Zone 58           |

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Listing information last updated on May 3rd, 2025 at 1:17pm MDT