

## \$219,900 - 1603 Graybriar Green, Stony Plain

MLS® #E4435733

**\$219,900**

2 Bedroom, 1.50 Bathroom, 591 sqft

Condo / Townhouse on 0.00 Acres

Graybriar, Stony Plain, AB

This stunning 2 bedroom, 2 bathroom bi-level unit boasts OVER 1100 sq ft of combined living space in the desirable community of Graybriar Greens. Upon entering the unit, you will immediately be impressed by the LARGE windows making the main floor very SPACIOUS and BRIGHT. The gourmet kitchen is complete with stainless steel appliances, GRANITE countertops and large pantry. Conveniently located bathroom and gorgeous balcony round out the rest of the main floor. As you make your way through the unit, you will notice the 2 LARGE bedrooms, laundry, and full 4 pc bathroom in the lower level. This unit comes with DOUBLE COVERED parking complete with easily accessible storage. With a mountain lodge like setting, this home combines the perfect amount of style with comfort. Welcome home!

Built in 2015

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4435733  |
| Price          | \$219,900 |
| Bedrooms       | 2         |
| Bathrooms      | 1.50      |
| Full Baths     | 1         |
| Half Baths     | 1         |
| Square Footage | 591       |



|            |                   |
|------------|-------------------|
| Acres      | 0.00              |
| Year Built | 2015              |
| Type       | Condo / Townhouse |
| Sub-Type   | Townhouse         |
| Style      | Bi-Level          |
| Status     | Active            |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 1603 Graybriar Green |
| Area        | Stony Plain          |
| Subdivision | Graybriar            |
| City        | Stony Plain          |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T7Z 0G1              |

### Amenities

|           |   |
|-----------|---|
| Amenities | Off Street Parking, Deck, No Smoking Home, Parking-Visitor, Vinyl Windows |
| Parking   | Double Carport  |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Electric   |
| Stories      | 2  |
| Has Basement | Yes  |
| Basement     | Full, Finished   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Cul-De-Sac, Golf Nearby, Landscaped, Level Land, Low Maintenance Landscape, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |
| Foundation        | Concrete Perimeter  |

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 9th, 2025 |
| Days on Market | 4             |

|           |         |
|-----------|---------|
| Zoning    | Zone 91 |
| Condo Fee | \$443   |

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Listing information last updated on May 13th, 2025 at 1:18pm MDT