

\$259,800 - #k8 1 Garden Grove Nw, Edmonton

MLS® #E4462926

\$259,800

3 Bedroom, 3.00 Bathroom, 1,230 sqft

Single Family on 0.06 Acres

Duggan, Edmonton, Alberta

Welcome to this inviting home ideally located across from Duggan Park—just steps from schools and only minutes to South Edmonton Common! Enjoy easy access to public transportation right by the townhome, and with Calgary Trail nearby, shopping and dining are just a short drive away. Inside, the main floor features a bright living area and convenient 2-piece bath. Upstairs, you'll find three spacious bedrooms and a 4-piece washroom, perfect for families. The finished basement offers even more space with a cozy recreation room, large bonus room, and another full 4-piece bath. Recent upgrades include a new hot water tank (2024) and roof (2025), giving you peace of mind for years to come. Complete with an assigned parking stall, this home offers incredible value for both first-time buyers and investors alike. With its prime location and thoughtful updates, this property truly combines comfort, convenience, and potential! (id:6289)

Built in 1971

Essential Information

Listing #	E4462926
Price	\$259,800
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,230



Acres	0.06
Year Built	1971
Type	Single Family
Sub-Type	Condominium/Strata

Community Information

Address	#k8 1 Garden Grove Nw
Subdivision	Duggan
City	Edmonton
Province	Alberta
Postal Code	T6J2L3

Amenities

Amenities	Golf Course, Playground, Public Transit, Schools, Shopping
Features	Flat site, No Animal Home, No Smoking Home
Parking	Stall

Interior

Appliances	Dishwasher, Dryer, Hood Fan, Refrigerator, Stove, Washer
Heating	Forced air
# of Stories	2
Has Basement	Yes

Listing Details

Listing Office	MaxWell Challenge Realty
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