

## \$580,000 - 2084 Graydon Hill Crescent, Edmonton

MLS® #E4453277

**\$580,000**

3 Bedroom, 2.50 Bathroom, 1,894 sqft

Single Family on 0.00 Acres

Graydon Hill, Edmonton, AB

Gorgeous home nestled in the community of Graydon Hill, built by San Rufo homes. This single family home is immaculately maintained features 3 bedrooms and 2.5 washrooms. The open concept main floor boasts 9ft. ceilings, premium laminate flooring, spacious pantry, modern kitchen, stainless steel appliances and tons of upgrades, Inside is so beautiful as the cozy living room welcomes you with a fireplace feature wall and a bright dining area. Upstairs, the master bedroom is a true retreat featuring 4-piece ensuite and capacious walk-in-closet. The two additional and sizeable bedrooms share a well appointed common bathroom. You'll also find a generously sized bonus room, perfect for extra living space along with the convenience of upstairs laundry. Only the basement awaits your personal touches and future design ideas. Front attached garage and a big backyard and much more, so, What are you waiting for. Let's come and check it out! You can easily call this home, Your home.

Built in 2019

### Essential Information

MLS® # E4453277

Price \$580,000

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,894                  |
| Acres          | 0.00                   |
| Year Built     | 2019                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 2084 Graydon Hill Crescent |
| Area        | Edmonton                   |
| Subdivision | Graydon Hill               |
| City        | Edmonton                   |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T6W 4C7                    |

### Amenities

|               |                                                                                                      |
|---------------|------------------------------------------------------------------------------------------------------|
| Amenities     | On Street Parking, Ceiling 9 ft., Deck, Detectors Smoke, No Animal Home, No Smoking Home, HRV System |
| Parking       | Double Garage Attached, Front Drive Access                                                           |
| Is Waterfront | Yes                                                                                                  |

### Interior

|                   |                                                                                                                       |
|-------------------|-----------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                      |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                             |
| Fireplace         | Yes                                                                                                                   |
| Fireplaces        | Wall Mount                                                                                                            |
| Stories           | 2                                                                                                                     |
| Has Basement      | Yes                                                                                                                   |
| Basement          | Full, Unfinished                                                                                                      |

### Exterior

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

|                   |                                                                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Airport Nearby, Fenced, Flat Site, Landscaped, No Back Lane, No Through Road, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Stream/Pond |
| Roof              | Asphalt Shingles                                                                                                                                              |
| Construction      | Wood, Vinyl                                                                                                                                                   |
| Foundation        | Concrete Perimeter                                                                                                                                            |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 15th, 2025 |
| Days on Market | 86                |
| Zoning         | Zone 55           |

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Listing information last updated on November 9th, 2025 at 10:02am MST