# **\$344,900 - 23 2560 Pegasus Boulevard, Edmonton**

MLS® #E4432335

# \$344,900

3 Bedroom, 2.50 Bathroom, 1,535 sqft Condo / Townhouse on 0.00 Acres

Griesbach, Edmonton, AB

This charming 3-bedroom, 2.5-bathroom townhome in Griesbach delivers comfort, convenience, and community. The open-concept layout boasts a large kitchen, sun-filled living room, and dining space designed for gathering. With an additional living area that's perfect for a home office or playroom, the home adapts easily to your lifestyle. The primary suite features a private ensuite, and two more bedrooms provide flexible options for family or guests. Steps away from schools, parks, transit, and a public pool, this is where home meets lifestyle.



#### **Essential Information**

MLS® # E4432335

Price \$344,900

Bedrooms 3

Bathrooms 2.50

Full Baths 2

Half Baths 1

Square Footage 1,535

Acres 0.00 Year Built 2015

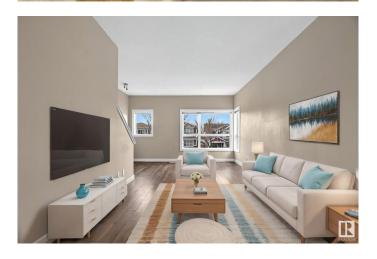
Type Condo / Townhouse

Sub-Type Townhouse

Style 3 Storey







Status Active

# **Community Information**

Address 23 2560 Pegasus Boulevard

Area Edmonton
Subdivision Griesbach
City Edmonton
County ALBERTA

Province AB

Postal Code T5E 6V4

## **Amenities**

Amenities Hot Water Electric, No Animal Home, No Smoking Home,

Parking-Visitor, Vinyl Windows

Parking Single Garage Attached

## Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Garage Opener, Microwave Hood Fan,

Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement None, No Basement

#### **Exterior**

Exterior Wood, Fiber Cement

Exterior Features Golf Nearby, Playground Nearby, Public Swimming Pool, Public

Transportation, Schools, Shopping Nearby, Partially Fenced

Roof Asphalt Shingles

Construction Wood, Fiber Cement

Foundation Concrete Perimeter

#### **Additional Information**

Date Listed April 23rd, 2025

Days on Market 7

Zoning Zone 27 Condo Fee \$346

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 April 30th, 2025 at 2:17pm MDT