

## \$210,000 - 3103 Graybriar Green, Stony Plain

MLS® #E4447613

**\$210,000**

2 Bedroom, 1.50 Bathroom, 543 sqft

Condo / Townhouse on 0.00 Acres

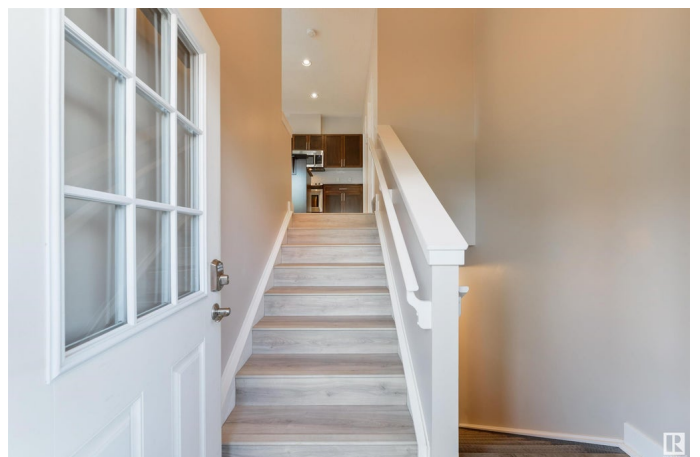
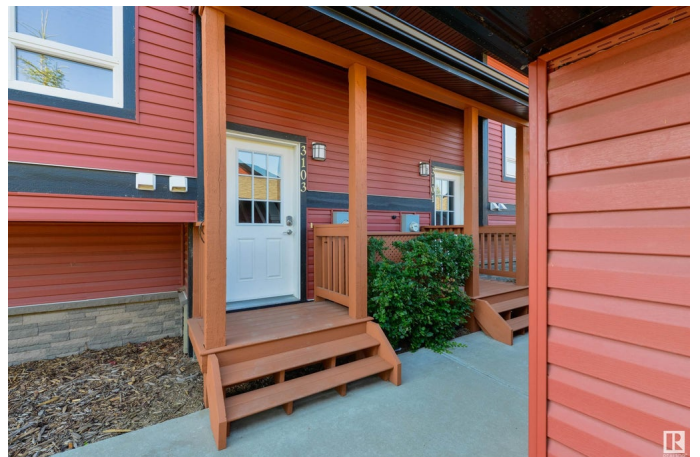
Graybriar, Stony Plain, AB

Cute & cozy “Graybriar Greens is a great complex offering a mix of townhouse & carriage-style homes that™ll make you feel like you™re living in the mountains! Perfect for a first-time home buyer, young family or investor, the layout here is fabulous. The top floor features BRAND NEW laminate flooring, a 2pc bath, spacious living room with garden door access out to the balcony, great kitchen with center island & raised breakfast bar, GRANITE countertops, stainless appliances, corner pantry, and separate dinette, while the lower level houses the laundry area & 2 bedrooms (including the owner™s suite with walk-through closet & adjoining 4pc ensuite). This property comes with Hunter Douglas blinds throughout, 2 covered car-ports (with plug-ins!), is walking distance to playgrounds & trails, and features quick & easy access to Highway 16A.

Built in 2012

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4447613  |
| Price      | \$210,000 |
| Bedrooms   | 2         |
| Bathrooms  | 1.50      |
| Full Baths | 1         |
| Half Baths | 1         |



|                |                   |
|----------------|-------------------|
| Square Footage | 543               |
| Acres          | 0.00              |
| Year Built     | 2012              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | Bi-Level          |
| Status         | Active            |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 3103 Graybriar Green |
| Area        | Stony Plain          |
| Subdivision | Graybriar            |
| City        | Stony Plain          |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T7Z 0G1              |

### Amenities

|           |                              |
|-----------|------------------------------|
| Amenities | No Smoking Home, See Remarks |
| Parking   | Double Carport, See Remarks  |

### Interior

|                   |                                                                                                                 |
|-------------------|-----------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                |
| Appliances        | Dishwasher-Built-In, Dryer, Freezer, Microwave Hood Fan, 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 | Flat Site, Golf Nearby, Landscaped, Playground Nearby, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                             |
| Construction      | Wood, Vinyl                                                                                  |
| Foundation        | Concrete Perimeter                                                                           |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 14th, 2025 |
| Days on Market | 18              |
| Zoning         | Zone 91         |
| Condo Fee      | \$443           |

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Listing information last updated on August 1st, 2025 at 6:02pm MDT