

## \$549,900 - 2047 Graydon Hill Crescent, Edmonton

MLS® #E4440858

**\$549,900**

3 Bedroom, 2.50 Bathroom, 1,338 sqft

Single Family on 0.00 Acres

Graydon Hill, Edmonton, AB

Absolutely stunning 2-storey in Graydon Hill! This designer-inspired home is loaded with upgrades: wide plank white oak hardwood, quartz countertops, full-height cabinets with crown moulding, custom lighting, blinds, and striking tilework. The open-concept main floor impresses with a spacious island kitchen, gas range, subway tile, and a custom beverage bar with butchers block. The living and dining areas blend seamlessly, anchored by a feature wall with electric fireplace and custom mantle. Upstairs, the primary retreat offers dual closets and a 4-piece ensuite, plus two additional spacious bedrooms. The ultimate entertainerâ€™s backyard features a pergola with heater and unique industrial lights, hot tub, firepit area with flagstone, putting green, two-tier deck, and low-maintenance landscaping. Detached double garage with vaulted ceiling, built-in storage, gas heater, and full fridge. You will be WOWED! \*\*Hot tub and select extras may be included at or near list price, at sellerâ€™s discretion



Built in 2019

### Essential Information

MLS® #	E4440858
Price	\$549,900
Bedrooms	3

Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,338
Acres	0.00
Year Built	2019
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2047 Graydon Hill Crescent
Area	Edmonton
Subdivision	Graydon Hill
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 4C5

### Amenities

Amenities	Deck, Detectors Smoke, Fire Pit, Front Porch, Gazebo, Hot Tub, No Animal Home, No Smoking Home, Patio, See Remarks, HRV System, Natural Gas BBQ Hookup
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Freezer, Garage Control, Hood Fan, Stove-Gas, Washer, Water Softener, Wine/Beverage Cooler, See Remarks, Refrigerators-Two, TV Wall Mount, Curtains and Blinds, Garage Heater, Hot Tub
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Back Lane, Maintenance Landscape
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter



**Additional Information**

Date Listed	June 6th, 2025
Days on Market	10
Zoning	Zone 55

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