

## \$702,906 - 1526 Grant Way, Edmonton

MLS® #E4425423

**\$702,906**

4 Bedroom, 3.50 Bathroom, 2,348 sqft

Single Family on 0.00 Acres

Glastonbury, Edmonton, AB

This charming home features a Craftsman elevation with a separate side entrance, and is ideally situated on a lot that backs onto a walkway, offering tranquility and privacy. The garage entrance leads to an expansive walk-through mudroom, which connects to a spacious den—perfect for formal dining or a home office. The kitchen is designed for an elevated cooking experience, complete with a standard spice kitchen, large walk-in pantry, and a substantial island with a flush eating bar. The Great Room is complemented by a 60" electric LED fireplace, creating a warm, inviting space. The cozy dining nook is perfect for family gatherings. Upstairs, enjoy the convenience of a second-floor laundry, a central bonus room, and four generous bedrooms. The primary bedroom boasts a luxurious five-piece ensuite and a large walk-in closet. The basement features nine-foot ceilings and two large windows, enhancing the space's natural light and appeal. Photos are representative.

Built in 2025

### Essential Information

MLS® # E4425423

Price \$702,906

Bedrooms 4



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,348
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	1526 Grant Way
Area	Edmonton
Subdivision	Glastonbury
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 0W2

### **Amenities**

Amenities	No Animal Home, No Smoking Home, See Remarks
Parking Spaces	4
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Hood Fan, Oven-Microwave
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Park/Reserve, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction Wood, Vinyl  
Foundation Concrete Perimeter

**Additional Information**

Date Listed March 13th, 2025  
Days on Market 110  
Zoning Zone 58  
HOA Fees 120  
HOA Fees Freq. Annually



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