

## **\$570,000 - 4057 Morrison Way, Edmonton**

MLS® #E4438245

**\$570,000**

3 Bedroom, 2.50 Bathroom, 1,767 sqft

Single Family on 0.00 Acres

Griesbach, Edmonton, AB

This could be the one you've been waiting for! Welcome to this architecturally pleasing two storey home in the award winning community of Griesbach. Enjoy lemonade and a good book on the front porch veranda facing a quiet street. Inside you will discover an ideal "work from home office/den/flex room". Gleaming hardwood floors provide a warm ambience in the delightful dining area, gracious great room and stunning kitchen with island. Deluxe stainless steel appliances and gorgeous quartz countertops make being a chef easier. Brand new electric range. Handy two piece bath and private back entry from beautiful tiered deck ideal for your outdoor barbecues. Huge primary bedroom with walk-in closet, 5 piece deluxe ensuite with soaker tub and private water closet. Two other good-sized bedrooms and a 4 piece bath complete the upper floor. The open basement is a clean slate for your creative design or for your kids to play. Modern laundry pair included. Close to excellent schools, parks, trails and shopping plazas!

Built in 2014

### **Essential Information**

MLS® # E4438245

Price \$570,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,767
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	4057 Morrison Way
Area	Edmonton
Subdivision	Griesbach
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 6S3

### Amenities

Amenities	Deck
Parking Spaces	2
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Humidifier-Power(Furnace), Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Heatilator/Fan, Mantel
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Major-General Griesbach
Middle	Major-General Griesbach
High	Queen Elizabeth

### **Additional Information**

Date Listed	May 23rd, 2025
Days on Market	15
Zoning	Zone 27

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