

## \$230,000 - 1704 Graybriar Green, Stony Plain

MLS® #E4432438

**\$230,000**

2 Bedroom, 1.50 Bathroom, 603 sqft

Condo / Townhouse on 0.00 Acres

Graybriar, Stony Plain, AB

Escape to GRAYBRIAR GREENS in Stony Plain where a maintenance free lifestyle & ROCKY MOUNTAIN vibe awaits! This CORNER UNIT 2 bed|1.5 bath Bi-level townhouse w/single assigned CARPORT parking stall complete w/outdoor storage locker is perfectly suited for first-time homebuyers, or those looking to downsize. Offering comfort & convenience w/modern style the upper level has 9' ceilings, granite cntrs & features an open concept kitchen/dining w/living room space plus a 2pce guest bath. Lower level offers TWO well sized bedrms, full 4pce bath, laundry & utility/storage room. Privately set & created to mirror a majestic mountain village retreat, Graybriar Greens provides the convenience of exterior maintenance including outdoor landscape/snow removal, is located close to park/playgrounds, walking trails, & Stony Plain Golf course w/many essential shopping amenities nearby. Conveniently located for quick access to Hwy 16A making for an easier commute.

Built in 2015

### Essential Information

MLS® # E4432438

Price \$230,000



Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	603
Acres	0.00
Year Built	2015
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	Bi-Level
Status	Active

### **Community Information**

Address	1704 Graybriar Green
Area	Stony Plain
Subdivision	Graybriar
City	Stony Plain
County	ALBERTA
Province	AB
Postal Code	T7Z 0G1

### **Amenities**

Amenities	Ceiling 9 ft., Parking-Visitor, Storage-Locker Room, See Remarks
Parking	Single Carport

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Electric
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Flat Site, Golf Nearby, Low Maintenance Landscape, Park/Reserve, Playground Nearby, Private Setting, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	Forest Green School
Middle	Westview School
High	Memorial Composite High

**Additional Information**

Date Listed	April 23rd, 2025
Days on Market	8
Zoning	Zone 91
Condo Fee	\$443

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Listing information last updated on May 1st, 2025 at 10:03am MDT