

## \$600,000 - 1027 Graham Court, Edmonton

MLS® #E4445947

**\$600,000**

4 Bedroom, 3.50 Bathroom, 1,958 sqft

Single Family on 0.00 Acres

Glastonbury, Edmonton, AB

Welcome to this bright freshly painted 4 bed, 3.5 bath home in Glastonbury! With 1,958 sq. ft., this lovely home backs onto a peaceful park for extra privacy. The airy living room features a tile surround gas fireplace, and the spacious kitchen and dining area flow nicely out to the deck – perfect for family BBQs. Upstairs has 3 generous bedrooms, including a primary with walk-in closet and 3pc ensuite, plus another full bath. The fully finished WALK-OUT BASEMENT adds even more space with a huge rec room, a 4th bedroom, utility room, and 3pc bath. Enjoy a fenced backyard and a double attached garage for convenience. Great location near playgrounds, schools, public transit, and shopping – everything you need is close by!

Built in 2001

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4445947  |
| Price          | \$600,000 |
| Bedrooms       | 4         |
| Bathrooms      | 3.50      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 1,958     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 2001                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 1027 Graham Court |
| Area        | Edmonton          |
| Subdivision | Glastonbury       |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T5T 6L4           |

### Amenities

|                |                                                                    |
|----------------|--------------------------------------------------------------------|
| Amenities      | Detectors Smoke, No Animal Home, No Smoking Home, Walkout Basement |
| Parking Spaces | 4                                                                  |
| Parking        | Double Garage Attached                                             |

### Interior

|                   |                                                                                                                               |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                              |
| Appliances        | Dishwasher-Built-In, Dryer, Freezer, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                     |
| Fireplace         | Yes                                                                                                                           |
| Fireplaces        | Tile Surround                                                                                                                 |
| Stories           | 3                                                                                                                             |
| Has Basement      | Yes                                                                                                                           |
| Basement          | Full, Finished                                                                                                                |

### Exterior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                        |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                   |
| Construction      | Wood, Vinyl                                                        |
| Foundation        | Concrete Perimeter                                                 |

### Additional Information

Date Listed July 4th, 2025

Days on Market 47

Zoning Zone 58

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