

# \$469,000 - 5730 Juchli Avenue, Edmonton

MLS® #E4436323

**\$469,000**

3 Bedroom, 3.50 Bathroom, 1,568 sqft  
Single Family on 0.00 Acres

Griesbach, Edmonton, AB

No Condo Fees | Fully Finished Basement | Over 2,000 Sq Ft of Living Space – all in one stunning 2022-built home in the heart of Griesbach, one of Edmonton’s most sought-after communities. This stylish home offers 3 bedrooms, 3.5 bathrooms, and a bright, open-concept main floor with durable vinyl plank flooring, Corian countertops, stainless steel appliances, and generous kitchen space – perfect for cooking, entertaining, or relaxing. Freshly painted throughout, it's clean, modern, and move-in ready. Upstairs features a spacious primary suite with walk-in closet and ensuite, plus two additional bedrooms, a full bathroom, and convenient upper-level laundry. The finished basement adds a large rec room, full bath, and plenty of storage. Enjoy outdoor living with a fenced yard, deck, and double detached garage – all just steps from lakes, trails, schools, and amenities.

Built in 2022

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4436323  |
| Price      | \$469,000 |
| Bedrooms   | 3         |
| Bathrooms  | 3.50      |
| Full Baths | 3         |



|                |                      |
|----------------|----------------------|
| Half Baths     | 1                    |
| Square Footage | 1,568                |
| Acres          | 0.00                 |
| Year Built     | 2022                 |
| Type           | Single Family        |
| Sub-Type       | Residential Attached |
| Style          | 2 Storey             |
| Status         | Active               |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 5730 Juchli Avenue |
| Area        | Edmonton           |
| Subdivision | Griesbach          |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T5E 6Y2            |

### Amenities

|           |                                      |
|-----------|--------------------------------------|
| Amenities | On Street Parking, Deck, Front Porch |
| Parking   | Double Garage Detached               |

### Interior

|                   |                                                                                                             |
|-------------------|-------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                            |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric |
| Heating           | Forced Air-1, Natural Gas                                                                                   |
| Stories           | 3                                                                                                           |
| Has Basement      | Yes                                                                                                         |
| Basement          | Full, Finished                                                                                              |

### Exterior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                   |
| Exterior Features | Back Lane, Fenced, Flat Site, Landscaped, Low Maintenance Landscape, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                              |
| Construction      | Wood, Vinyl                                                                                   |
| Foundation        | Concrete Perimeter                                                                            |

### Additional Information

Date Listed May 14th, 2025

Days on Market 34

Zoning Zone 27

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Listing information last updated on June 17th, 2025 at 5:17am MDT