

\$299,900 - 87 Grosvenor Boulevard, St. Albert

MLS® #E4461916

\$299,900

4 Bedroom, 2.00 Bathroom, 836 sqft

Single Family on 0.00 Acres

Grandin, St. Albert, AB

Offered for sale for the first time on MLS. Located on a beautiful tree line this home is perfect for fixing up or redevelopment. 62' x 110' LOT; 628 m²; R2 Zoning. Visualize what this Mid Century Modern, 836 sq ft bilevel will look like and you will immediately love the opportunity. Vaulted ceilings throughout the main level. Kitchen space overlooking the backyard. Main floor master bedroom and bathroom. Basement has 3 bedrooms, bathroom and recreation room. Hot Water Tank 2023. Single garage. Amazing lot with fruit trees. Close to schools. Lovely neighbourhood to call home. Priced according to condition.

Built in 1962

Essential Information

MLS® #	E4461916
Price	\$299,900
Lease Rate	\$19
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	836
Acres	0.00
Year Built	1962
Type	Single Family



Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

Community Information

Address	87 Grosvenor Boulevard
Area	St. Albert
Subdivision	Grandin
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 0X9

Amenities

Amenities	Deck
Parking	Single Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Fruit Trees/Shrubs, Rolling Land, Schools
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 13th, 2025
Days on Market	3
Zoning	Zone 24

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