

Courtesy Of James MacDonald Of Real Broker

# \$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 9:17am MDT