

\$299,900 - 308 1003 Gault Boulevard, Edmonton

MLS® #E4433465

\$299,900

2 Bedroom, 2.00 Bathroom, 910 sqft

Condo / Townhouse on 0.00 Acres

Griesbach, Edmonton, AB

Welcome to Victory Point in Griesbach, one of Edmonton's most prestigious communities. This 2-bedroom, 2-bathroom condo offers over 900 sq ft of open living in a quiet, well-maintained building. The bright living room features large windows, while the kitchen is equipped with stainless steel appliances, granite countertops, and plenty of workspace. Enjoy fresh air or entertain on the spacious balcony. Bedrooms are located on opposite sides for added privacy, with a walk-through closet and private ensuite in the primary. In-suite laundry provides extra storage, and one of the two underground parking stalls includes a private, locked storage unit. With low condo fees that include heat and water, plus access to a fitness and social room, this unit offers comfort, convenience and just steps from lakes, trails, and shopping.

Built in 2007

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4433465 |
| Price | \$299,900 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 910 |
| Acres | 0.00 |



| | |
|------------|------------------------|
| Year Built | 2007 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|--------------------------|
| Address | 308 1003 Gault Boulevard |
| Area | Edmonton |
| Subdivision | Griesbach |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5H 4E5 |

Amenities

| | |
|----------------|---|
| Amenities | On Street Parking, Ceiling 9 ft., Exercise Room, No Animal Home, No Smoking Home, Parking-Extra, Parking-Visitor, Party Room, Patio, Social Rooms, Storage Cage |
| Parking Spaces | 2 |
| Parking | Heated, Parkade, Underground |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric |
| Heating | Heat Pump, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Tile Surround |
| # of Stories | 4 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|---------------------|
| Exterior | Wood, Brick, Stucco |
| Exterior Features | See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Brick, Stucco |

Foundation Concrete Perimeter

Additional Information

Date Listed April 30th, 2025
Days on Market 1
Zoning Zone 27
Condo Fee \$550

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)
Listing information last updated on May 1st, 2025 at 12:03pm MDT