

## **\$472,000 - 3909 Gallinger Loop, Edmonton**

MLS® #E4443501

**\$472,000**

3 Bedroom, 2.50 Bathroom, 1,454 sqft

Single Family on 0.00 Acres

Granville (Edmonton), Edmonton, AB

Welcome to this well-maintained, high-end half duplex in the popular community of Granville, built by the reputable Alldritt Homes and lovingly cared for by its original owner offers 1,453 sqft of thoughtfully designed living space, featuring 3 bedrooms, 2.5 bathrooms, a spacious Semi-finished basement featuring a spacious recreation room, a den(storage)roughed-in for bath. Inside, you'll appreciate the comfort of an ensuite master bedroom, Hardwood flooring, upgraded 1.25" granite countertops with a sleek undermount sink, stainless steel appliances, upgraded light fixtures, central vacuum with kickplate in kitchen, AC, a water purification system. The pride of ownership continues into the backyard, where you'll find immaculate landscaping with a pergola, powered garden shed, and rain barrel is an ideal setup for garden lovers or outdoor relaxation. Conveniently located just behind Costco and close to Whitemud Dr. and Anthony Henday. this immaculate home is move-in ready and waiting for its next proud owner.



Built in 2012

### **Essential Information**

MLS® # E4443501

Price \$472,000

Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,454
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	3909 Gallinger Loop
Area	Edmonton
Subdivision	Granville (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 4G6

### Amenities

Amenities	Air Conditioner, Carbon Monoxide Detectors, See Remarks, Natural Gas BBQ Hookup
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum Systems, Washer, Window Coverings, See Remarks, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, See Remarks

### Exterior

Exterior	Wood, Stone, Vinyl
----------	--------------------

Exterior Features	Fenced, Fruit Trees/Shrubs, Landscaped, Public Transportation, Schools, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 20th, 2025
Days on Market	5
Zoning	Zone 58

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 June 25th, 2025 at 2:02am MDT