

## \$814,900 - 8218 Gourlay Close, Edmonton

MLS® #E4439512

**\$814,900**

3 Bedroom, 3.50 Bathroom, 2,836 sqft

Single Family on 0.00 Acres

Granville (Edmonton), Edmonton, AB

Welcome to this stunning 2-storey home in the heart of Granville! Built in 2015, this property offers over 3,800 sq ft of thoughtfully designed living space, perfect for families & entertainers alike. Step inside to an open-concept main floor featuring a spiral staircase, elegant finishes, abundant natural light, & a spacious kitchen with modern appliances & a sizeable island. The adjoining living and dining areas flow seamlessly, offering the ideal setting for gatherings. Upstairs, you'll find 3 generously sized bedrooms, including a luxurious primary suite with a walk-in closet & spa-inspired ensuite, a convenient upper-level laundry room with a versatile bonus room provides the perfect space for a home office or media room. Included is a fully finished basement that features a fitness room(4th bedroom), rec room with Control 4 system to run all your technology. All situated on oversized pie lot, this home checks all the boxes. The double attached, insulated garage offers ample storage and convenience.

Built in 2015

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4439512  |
| Price    | \$814,900 |
| Bedrooms | 3         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,836                  |
| Acres          | 0.00                   |
| Year Built     | 2015                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 8218 Gourlay Close   |
| Area        | Edmonton             |
| Subdivision | Granville (Edmonton) |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5T 7E9              |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Air Conditioner, Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Detectors Smoke, Hot Water Natural Gas, Vinyl Windows, See Remarks, HRV System, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling |
| Parking Spaces | 4   |
| Parking        | Double Garage Attached, Insulated, Over Sized   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Hood Fan, Oven-Built-In, Refrigerator, Stove-Countertop Gas, Vacuum Systems, Washer, See Remarks, TV Wall Mount, Curtains and Blinds |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Stone Facing  |
| Stories           | 3   |
| Has Basement      | Yes   |

|                   |   |
|-------------------|---|
| Basement          | Full, Finished  |
| <b>Exterior</b>   |   |
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Cul-De-Sac, Fenced, Golf<br>Public Transportation, School |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stone, Vinyl  |
| Foundation        | Concrete Perimeter  |



**School Information**

|            |                 |
|------------|-----------------|
| Elementary | Kim Hung School |
| Middle     | S. Bruce Smith  |
| High       | Jasper Place    |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 30th, 2025 |
| Days on Market | 35             |
| Zoning         | Zone 58        |

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Listing information last updated on July 4th, 2025 at 6:32am MDT