

\$298,880 - 320 2045 Grantham Court, Edmonton

MLS® #E4457004

\$298,880

2 Bedroom, 2.00 Bathroom, 1,029 sqft
Condo / Townhouse on 0.00 Acres

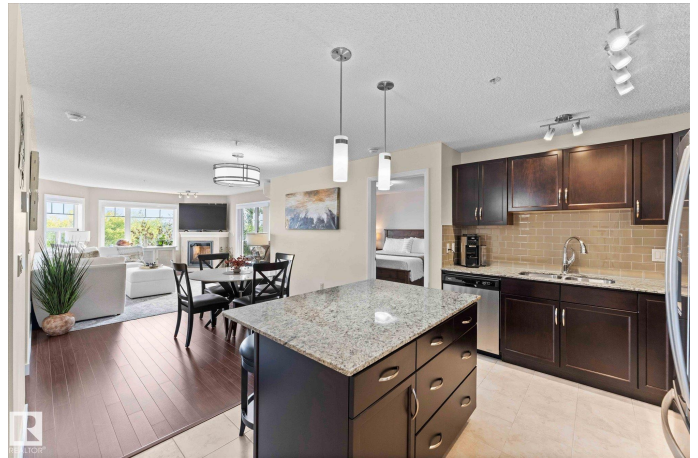
Glastonbury, Edmonton, AB

Condo living at its finest! This 2 bed, 2 bath, 3rd flr BEAUTY offers SUNRISE VIEWS youâ€™™ll never tire of! Welcome to The VIP at Californian Parkland, an affordable luxury building by award-winning Abbey Lane Homes. With 1029 sqft of stylish living, it's loaded with features youâ€™™ll LOVE! Bright, open-concept layout showcases a spacious kitchen with island, pantry, quality cabinetry, and gleaming granite countertops throughout. Your primary retreat is oversizedâ€™room for a king bedâ€™plus WI closet & ensuite with WI shower. The 2nd bdr is large and conveniently located next to the 4-piece bath. Relax and soak in the greenery and sunshine from your couch or private, covered balcony. Practical perks = in-suite storage, laundry room, A/C & underground parking with your own storage room! This building truly takes it to the next level! Car wash bay, gym, guest suite & party room with full kitchen, TV, and pool table for gatherings. All of this in a prime west-end location with quick access to Henday & Whitemud!

Built in 2014

Essential Information

MLS® #	E4457004
Price	\$298,880



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,029
Acres	0.00
Year Built	2014
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	320 2045 Grantham Court
Area	Edmonton
Subdivision	Glastonbury
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 3X6

Amenities

Amenities	Air Conditioner, Car Wash, Exercise Room, Guest Suite, Parking-Visitor, Party Room, Secured Parking, Storage-Locker Room, Natural Gas BBQ Hookup
Parking	Heated, Parkade, Underground

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	In Floor Heat System, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Stucco
Exterior Features	Public Transportation, Shopping Nearby
Roof	Roll Roofing
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 10th, 2025
Days on Market	5
Zoning	Zone 58
HOA Fees	63
HOA Fees Freq.	Annually
Condo Fee	\$592

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Listing information last updated on September 15th, 2025 at 11:48am MDT