

## \$749,900 - 5756 Greenough Landing, Edmonton

MLS® #E4443146

**\$749,900**

3 Bedroom, 3.00 Bathroom, 1,558 sqft

Single Family on 0.00 Acres

Granville (Edmonton), Edmonton, AB

Welcome to this beautifully maintained 1558sqft. executive-style bungalow with a heated attached double garage- nearly triple sized located in the sought-after community of Granville. Nestled in a quiet cul-de-sac and backing onto scenic green space with tranquil pond views, walking paths, and mature trees, this home offers the perfect blend of comfort and style. Step inside to a bright open-concept layout featuring a spacious living room, dining area, and a chefs kitchen. The main floor primary bedroom is generously sized and includes a 4pc ensuite and a large walk-in closet. A second main floor bedroom, full bathroom, and laundry area complete the level. The fully finished basement has a spacious bedroom, den, full bath and huge recreation room that can easily accommodate a 4th bedroom. Enjoy peaceful mornings or evening relaxation on your private deck overlooking the pond and walking trails. So many upgrades were added to this custom built home. Steps to Kim Hung K-9, close to shopping, Costco & more!

Built in 2017

### Essential Information

MLS® # E4443146

Price \$749,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,558                  |
| Acres          | 0.00                   |
| Year Built     | 2017                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 5756 Greenough Landing |
| Area        | Edmonton               |
| Subdivision | Granville (Edmonton)   |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T5T 7J7                |

### Amenities

|                |                                                                                                                                                                                                                                                                                             |
|----------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Carbon Monoxide Detectors, Ceiling 10 ft., Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Insulation-Upgraded, No Animal Home, No Smoking Home, Parking-Extra, Vinyl Windows, See Remarks, Vacuum System-Roughed-In, HRV System, Natural Gas Stove Hookup, 9 ft. Basement Ceiling |
| Parking Spaces | 4                                                                                                                                                                                                                                                                                           |
| Parking        | Double Garage Attached, Front Drive Access                                                                                                                                                                                                                                                  |
| Is Waterfront  | Yes                                                                                                                                                                                                                                                                                         |

### Interior

|                   |                                                                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                         |
| Appliances        | Dishwasher-Built-In, Dryer, Freezer, Garage Opener, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings, TV Wall Mount, Garage Heater |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                |
| Fireplace         | Yes                                                                                                                                                      |
| Fireplaces        | Mantel, Tile Surround                                                                                                                                    |
| Stories           | 2                                                                                                                                                        |

|              |                |
|--------------|----------------|
| Has Basement | Yes            |
| Basement     | Full, Finished |

## Exterior

|                   |                                                                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                                                                                                    |
| Exterior Features | Backs Onto Park/Trees, Cul-De-Sac, Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Stream/Pond |
| Roof              | Asphalt Shingles                                                                                                                                                                      |
| Construction      | Wood, Stone, Vinyl                                                                                                                                                                    |
| Foundation        | Concrete Perimeter                                                                                                                                                                    |

## School Information

|            |                       |
|------------|-----------------------|
| Elementary | Kim Hung K-9          |
| Middle     | Grandview Heights 1-9 |
| High       | Jasper Place 10-12    |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 19th, 2025 |
| Days on Market | 44              |
| Zoning         | Zone 58         |

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Listing information last updated on August 2nd, 2025 at 8:17am MDT