

## \$509,900 - 5142 Godson Close, Edmonton

MLS® #E4424259

**\$509,900**

3 Bedroom, 2.50 Bathroom, 1,461 sqft  
Single Family on 0.00 Acres

Granville (Edmonton), Edmonton, AB

**STYLISH HALF DUPLEX!** Located in upscale Granville, this spacious home sits on a massive pie shaped lot **BACKING ONTO GREENSPACE!** Beautifully maintained featuring 3 bedrooms, 3 baths & loads of upgrades including granite countertops, designer lighting, quality hardwood & a terrific open design floor plan. The bright living room has an abundance of windows & anchored by an elegant gas fireplace. The chef's kitchen boasts high end cabinetry, corner pantry, s/s appliances, eat-up island and overlooks the sunny dining area. The main level is completed with a laundry room and bath. Upstairs has 3 generous bedrooms, the primary with a big walk in closet and luxury ensuite and is completed with a full family bathroom. The attractive exterior has stone accents, double garage and a huge, **VERY PRIVATE**, yard with deck and lots of fruit trees and mature shrubs. Backing onto scenic walking trails, pond and close to all the great shopping and amenities the vibrant west end has to offer. **EXPECT TO BE IMPRESSED!!**

Built in 2013

### Essential Information

MLS® # E4424259

Price \$509,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,461
Acres	0.00
Year Built	2013
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### **Community Information**

Address	5142 Godson Close
Area	Edmonton
Subdivision	Granville (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 4P7

### **Amenities**

Amenities	Off Street Parking, On Street Parking, Ceiling 9 ft., Deck, Detectors Smoke
Parking Spaces	4
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert, Mantel, Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Cul-De-Sac, Fenced, Flat Site, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Level Land, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 4th, 2025
Days on Market	10
Zoning	Zone 58

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