

# \$589,000 - 106 Graybriar Drive, Stony Plain

MLS® #E4453262

**\$589,000**

1 Bedroom, 1.50 Bathroom, 1,460 sqft  
Single Family on 0.00 Acres

The Fairways\_STPL, Stony Plain, AB

This beautifully finished bungalow offers the perfect blend of luxury and comfort, all set against the serene backdrop of the Stony Plain golf course. The open-concept main floor features soaring ceilings, light oak accents, and crisp white cabinetry that create an airy, elegant feel. The chef’s kitchen boasts high-end finishes and seamless flow into the spacious living and dining areas—perfect for entertaining or simply enjoying the view. With main floor living, this home offers a bright primary suite, spa-inspired ensuite, and convenient laundry. Step outside to your private patio and soak in the lush greens beyond your backyard. A rare opportunity for golf course living with timeless style and modern convenience

Built in 2022

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4453262  |
| Price          | \$589,000 |
| Bedrooms       | 1         |
| Bathrooms      | 1.50      |
| Full Baths     | 1         |
| Half Baths     | 1         |
| Square Footage | 1,460     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 2022                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 106 Graybriar Drive |
| Area        | Stony Plain         |
| Subdivision | The Fairways_STPL   |
| City        | Stony Plain         |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T7Z 0M7             |

### Amenities

|           |                                                  |
|-----------|--------------------------------------------------|
| Amenities | Air Conditioner, No Animal Home, No Smoking Home |
| Parking   | Double Garage Attached                           |

### Interior

|                   |                                                                                            |
|-------------------|--------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                           |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                  |
| Stories           | 1                                                                                          |
| Has Basement      | Yes                                                                                        |
| Basement          | Full, Unfinished                                                                           |

### Exterior

|                   |                                                       |
|-------------------|-------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                    |
| Exterior Features | Flat Site, Golf Nearby, See Remarks, Partially Fenced |
| Roof              | Asphalt Shingles                                      |
| Construction      | Wood, Brick, Vinyl                                    |
| Foundation        | Concrete Perimeter                                    |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 15th, 2025 |
| Days on Market | 5                 |
| Zoning         | Zone 91           |

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 August 20th, 2025 at 3:32am MDT