



## 324 HEATHERGLEN Drive 3 Spruce Grove AB

\$320,000

BRAND NEW, modern & meticulously crafted for an aesthetic atmosphere, this duplex offering 1,188 sq ft of show-home-condition living space, is selectively situated in the desirable community of Heatherglen, where walking trails, dining, shopping & the Tri-Leisure centre are a mere minute away. An open concept main floor embraces a contemporary colour palette as vinyl plank flooring extends past the 2pc powder room, beyond the kitchen, so stylishly outfitted with brilliant recessed lighting, beautiful cabinetry & island including bar-style seating, before accenting the glorious sun-fed corner of the dining room with a relaxing view of your private fenced yard. The living room is airy and presents the warmth of a tile-encased gas fireplace. Private quarters upstairs unite 2 bedrooms serviced by a 4pc main bath, including the primary retreat, crowned with his & hers walk-in closets, and it's own full 4pc ensuite. The basement offers unfinished space for another bedroom or flex space. NEW HOME WARRANTY!

Listing Presented By:



Originally Listed by:  
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