



## Spruce Grove Alberta

\$450,000

EXPANSIVE YARD w/mature trees, complete privacy, & NO REAR NEIGHBORS featuring a stunning stamped concrete patio, & deck w/sleek glass railing. Inside, this 4 LEVEL SPLIT home is partially renovated, showcasing all-new bathrooms w/heated floors, brand-new interior doors, & a kitchen island topped w/quartz. Functional layout offering MULTIPLE living spaces, w/three bedrooms, an office/den, & over 2100 SQUARE FEET of total finished living space! Main flr w/vaulted ceilings has a formal living rm, kitchen & dining rm. Upstairs w/all three bedrms & main bath; master suite has 3pce ensuite. Third level w/9' ceilings, has a wood stove, & 3rd bath/laundry rm. Home has brand new water softener, new hot water tank, A/C, new washer/dryer, & central vac. Double attached garage has newer Reznor garage heater & features professionally epoxied floors w/a new side-mount opener for quiet, space-saving convenience. Walking distance to schools, parks & various shopping amenities w/quick access to SG trail system. (id:6769)

Family room Measurements not available

Den 3.17 m X 2.9 m

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom 3.84 m X 4.36 m

Bedroom 2 2.59 m X 2.59 m

Bedroom 3 3.29 m X 2.77 m

Listing Presented By:



Originally Listed by:  
Royal LePage Noralta Real Estate

<https://tysonmoroz.com/>



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
[ahmadsai@remax.net](mailto:ahmadsai@remax.net)