



## Spruce Grove Alberta

\$499,900

RARE FIND! This half duplex with dbl attached garage offers the space and feel of a detached single-family home. Built by Sunnyview Homes- Only two of its kind in the area. The main floor features a bedroom and a full bath. The open to below living room boasts an electric fireplace with feature wall. The upgraded kitchen with a central island, quartz countertops, 2-toned ceiling-height cabinetry with built in organizers, water line to the refrigerator, a gas line to the stove and a corner WI pantry and a good sized dining area. Going upstairs you'll find glass railing with maple handrail and step lighting, a bonus room, WI laundry room with sink. The primary bedroom features a WIC, coffered ceiling, accent wall, a luxurious 5-pc ensuite including a 6-jet Jacuzzi tub. This level has 2 additional good sized bedrooms sharing a 4 piece bathroom. Situated on a generous lot, this home offers a SEPARATE SIDE entrance to the bsmt. The garage is equipped with a gas line and floor drain. All Appliances included! (id:6769)

Living room 4.04 m X 4.83 m

Dining room 3.16 m X 2.81 m

Kitchen 2.85 m X 3.74 m

Bedroom 4 3.12 m X 2.75 m

Primary Bedroom 4.31 m X 4.04 m

Bedroom 2 3.66 m X 3.19 m

Bedroom 3 3.03 m X 2.9 m

Bonus Room 2.87 m X 3.78 m

Listing Presented By:



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