



Spruce Grove Alberta

\$349,900

Are you looking for an affordable, air-conditioned, cozy townhouse WITH garage parking to call home? These opportunities don't come available often, but welcome to this beautiful 1400 sq ft unit located right in the heart of Spruce Grove. The main floor features large windows throughout, open concept living, a spacious wrap-around kitchen and separate dining area. Upstairs you'll find a roomy nook (perfect for a desk/workspace), the full laundry room, and two oversized bedrooms each with their own walk in closets & 4 piece ensuites. The basement is unfinished but features an extra large window, should you decide to build a 3rd bedroom or develop the space. Not only is this unit affordably priced, but the hot water tank, refrigerator, dishwasher, washer & dryer have all been recently replaced allowing for peace of mind on potential upcoming costs. All of this with a private back balcony, no rear neighbours, an attached garage, near public transportation, amenities & walking trails. Welcome home! (id:6769)

Living room 3.94 m X 4.78 m

Dining room 3.06 m X 3.12 m

Kitchen 2.81 m X 3.11 m

Primary Bedroom 4.16 m X 4.77 m

Bedroom 2 4.34 m X 3.25 m

Listing Presented By:



Originally Listed by:
RE/MAX Excellence

<https://www.sarahwarrenrealty.com/>



RE/MAX River City

13120 St Albert Trail NW,
Edmonton, AB, T5L4P6

Phone: 780-982-1119
ahmadsai@remax.net

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.