



## Spruce Grove Alberta

\$529,900

RARE FIND! Built by Sunnyview Homes this half duplex boasts over 2100sqft. O/S dbl attached garage with a HUGE 4 car driveway. Main floor den with a 3-piece bathroom. Gourmet kitchen features, upgraded ceiling height cabinets with quartz countertops and SS appliances. The open to below living space has a feature wall with an electric fireplace. The glass railing with step lights leads upstairs to a good sized bonus room overlooking the living room. Primary bedroom features a WIC and 5-piece ensuite with double vanity, jacuzzi and custom shower w/bench for added convenience. Additionally there are 2 good sized bedrooms that share a 4-piece bathroom. Features upper level laundry, a separate side entrance to the basement, large backyard, 3 gas lines, garage drain, plush carpet, premium lighting package, MDF shelving and much more. Plenty of large windows throughout. Close to shopping, schools, public transportation and steps away from a park. The size and upgrades are a rare find for a duplex! (id:6769)

Living room 6.06 m X 5.57 m

Dining room Measurements not available

Kitchen 2.98 m X 3.87 m

Den 3.5 m X 2.78 m

Family room 5.81 m X 3.97 m

Primary Bedroom 4.2 m X 4.84 m

Bedroom 2 3.19 m X 3.4 m

Bedroom 3 3.12 m X 3.88 m

Listing Presented By:



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