



## Spruce Grove Alberta

\$350,000

Modern 2022-built executive condo with central A/C, heated double garage and two primary suites, located beside Heritage Grove Park and its scenic trail system. This beautifully maintained 1,300 sq ft pet-friendly home offers stylish, low-maintenance living near the Tri Leisure Centre, shopping and Hwy 16A. The bright open-concept main floor features luxury vinyl plank flooring, a cozy electric fireplace and access to a private balcony. The upgraded kitchen offers extended counter space, quartz countertops, quality cabinetry and premium fixtures, flowing seamlessly into the dining and living areas—perfect for entertaining. Upstairs, enjoy two spacious primary suites, each with walk-in closets and full ensuites, plus convenient upper-level laundry. With modern finishes, central A/C, and a heated, insulated double garage, this turn-key home offers comfort, style and convenience beside parks, trails and everyday amenities. (id:6769)

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Listing Presented By:



Originally Listed by:  
RE/MAX River City



**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.