



## Spruce Grove Alberta

\$345,000

Excellent starter home complete with New Air Conditioner installed in 2024, Shingles done in 2023 and a single attached garage. This well maintained half duplex has 3 nice sized bedrooms, primary bedroom fits a king no problem with a nice size walk in closet. This home has a spacious open concept main floor with 2 pc powder room and a gas fireplace. The kitchen has a new Stainless steel LG fridge and dishwasher. Patio doors will lead to a private cozy back yard where you can enjoy raspberries, a sour cherry tree and an apple tree with 5 different season apples. This is an amazing family area with a 5 min walk to all amenities, schools, shopping, restaurants, ect.. There is also a Community place for skating with a New library and walking distant to Jubilee and Victoria park. Close to main routes. Enjoy! (id:6769)

Living room 2.89 m X 4.02 m

Dining room 2.93 m X 2.72 m

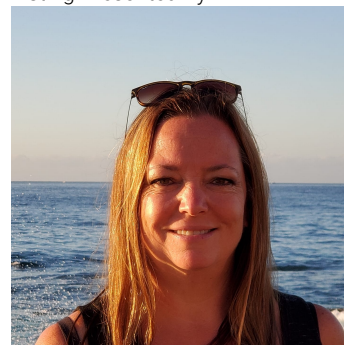
Kitchen 2.93 m X 3.15 m

Primary Bedroom 3.93 m X 4.46 m

Bedroom 2 2.84 m X 3.41 m

Bedroom 3 2.84 m X 3.28 m

Listing Presented By:



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Exp Realty



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