



## Spruce Grove Alberta

\$490,000

Stylish, functional, & built for modern living in the sought-after Fenwyck community of Spruce Grove, this 1,770 sq ft two-storey home offers a layout that truly works. The open-concept main floor features a beautiful kitchen with island and pantry that flows into the inviting living room with a sleek fireplace and a dining area overlooking the backyard. A main-floor bedroom and full 4-piece bath provide excellent flexibility for guests, extended family, or an office. Upstairs you'll find three spacious bedrooms including a generous primary bedroom with walk-in closet and private 4-piece ensuite, plus another full bath and upper-level laundry. The unfinished basement offers great future development potential, and the separate side entrance adds valuable versatility. Complete with a rear deck and located close to parks, golf, schools, shopping, and amenities. An incredible chance to step into a brand new home where your next chapter begins and lasting memories are made. (id:6769)

Living room 5.02m x 3.95m

Dining room 2.78m x 2.76m

Kitchen 4.13m x 4.12m

Bedroom 4 3.52m x 3.50m

Mud room 2.77m x 3.65m

Primary Bedroom 4.22m x 3.94m

Bedroom 2 3.56m x 3.45m

Bedroom 3 2.72m x 3.13m

Laundry room Measurements not available

Listing Presented By:



Originally Listed by:  
Exp Realty

<http://john.muveteam.com/>



**REMAX ELITE**

8104 160 Ave NW, Edmonton, AB,  
T5Z 3J8

Phone: 780-406-4000

Fax:

[broker@eliterealestate.ca](mailto:broker@eliterealestate.ca)

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.