



## 49 HARTWICK Court Spruce Grove AB

\$348,900

Discover affordable living in this charming half duplex, offering over 1400 sq ft of comfortable space. This 3-bedroom, 2.5 bathroom gem is perfect for families and individuals alike. The main floor boasts bright and airy east-facing windows, a cozy corner gas fireplace for those relaxing evenings, and a kitchen with ample counter space to satisfy your cooking and entertaining needs. You'll also find a handy two-piece bathroom on this level. Upstairs, spacious bedrooms provide plenty of room to rest easy, along with a convenient laundry area. The primary retreat features a 3-piece en-suite and a bright walk-in closet. Situated on a no thru-traffic street, this home offers quiet family approved living. The location is ideal, being within walking distance to schools, walking trails, and playgrounds. Additionally, you'll enjoy quick access to Highway 16, making it a great connectivity spot. This home combines practicality with comfort in a fantastic location. Don't miss out on this incredible opportunity!

Listing Presented By:



Originally Listed by:  
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