



## Spruce Grove Alberta

\$148,900

Own for less than you'd expect -- the opportunity many buyers have been waiting for. First-time buyer, downsizing, or investing? This 1-bedroom ground-floor condo in Spruce Grove delivers exceptional value. At this price point, ownership costs less than renting. No stairs, no elevator -- true step-in accessibility, ideal for those with mobility considerations. Inside, just under 700 sq. ft. includes a spacious living room, dining nook, full bathroom, in-suite laundry, and ample storage. Steps from downtown Spruce Grove, you're walking distance from shopping, dining, coffee shops, medical services, and recreation. A covered carport with electrical plug-in keeps your vehicle sheltered all winter. At this price, this won't last. (id:6769)

Living room 3.69 m X 3.28 m

Dining room 3.29 m X 2.37 m

Kitchen 2.44 m X 3.09 m

Primary Bedroom 3.04 m X 3.67 m

Office 2.85 m X 1.97 m

Laundry room 0.76 m X 0.87 m

Listing Presented By:



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<http://www.albertasedge.com/>

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