



## Spruce Grove Alberta

\$335,000

Back directly onto JUBILEE PARK & wake up to green space views every day in this SILVERLEAF townhouse! Spacious 3-bedroom home offering a bright open-concept main floor w/durable laminate flooring, a cozy electric fireplace, & a bright functional kitchen complete w/SS appliances, & dining area w/patio doors leading to spacious deck overlooking the park. A convenient half bath completes the main level. Upstairs features three spacious bedrooms, including a primary suite w/a walk-in closet & 3-piece ensuite, plus a full main bath w/the added convenience of upstairs laundry room. The unfinished basement is a blank slate, ready for your ideas—perfect for storage or future development. A single-car garage adds everyday convenience. Enjoy direct access to walking trails, playgrounds, & all that Jubilee Park has to offer, along w/easy highway access & low condo fees. An incredible opportunity to live in a prime park-backing location—this is the perfect place to call home! (id:6769)

Living room 3.11 m X 3.26 m

Dining room 3.93 m X 2.6 m

Kitchen 4.16 m X 4.71 m

Primary Bedroom 4.57 m X 3.63 m

Bedroom 2 3.24 m X 2.87 m

Bedroom 3 3.52 m X 2.86 m

Laundry room 1.51 m X 2.31 m

Listing Presented By:



Originally Listed by:

Royal LePage Noralta Real Estate

<https://tysonmoroz.com/>



**Royal**

**LePage Kelowna**

#1-1890 Cooper Road , Kelowna, BC,

Phone: 250-860-1100

Fax:

sbuck56@gmail.com

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.