

\$315,000 - 38 3 Spruce Ridge Drive, Spruce Grove

MLS® #E4424231

\$315,000

3 Bedroom, 2.50 Bathroom, 1,185 sqft
Condo / Townhouse on 0.00 Acres

Spruce Ridge, Spruce Grove, AB

Welcome to the 40+ adult community of Spruce Ridge Villas! This beautifully maintained bungalow-style townhome offers an open-concept layout with large windows that bathe the living areas in natural light. Walk in and enjoy the gas fireplace, vaulted ceilings and hardwood floors. The well-appointed kitchen includes quartz countertops, a massive island & sleek stainless-steel appliances. The main floor features two bedrooms, including a generous primary suite with a walk-in closet & 4-piece ensuite. A main floor laundry/powder room adds extra convenience & storage. Downstairs, the fully finished basement provides a third bedroom, 3-piece bath, a large living space & a utility room with tons of storage. Step outside to enjoy your extended deck with gas BBQ hook up, perfect for relaxing & entertaining. The complex has a vibrant social atmosphere, with a clubhouse that hosts events year-round. Visitor parking is available & the location offers easy access to shopping, parks, paths & the Tri-Leisure Centre!

Built in 2006

Essential Information

MLS® # E4424231

Price \$315,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,185
Acres	0.00
Year Built	2006
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	Bungalow
Status	Active

Community Information

Address	38 3 Spruce Ridge Drive
Area	Spruce Grove
Subdivision	Spruce Ridge
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 4N3

Amenities

Amenities	Club House, Detectors Smoke, Front Porch, Parking-Visitor
Parking	Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner, Mantel, Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco, Vinyl
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Exterior Features	Flat Site, Landscaped, No Back Lane, Playground Nearby, Public Swimming Pool, Schools, Shopping Nearby, Partially Fenced
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	March 6th, 2025
Days on Market	8
Zoning	Zone 91
Condo Fee	\$461

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