

# **\$614,900 - 77 Spruce Ridge Drive, Spruce Grove**

MLS® #E4458921

**\$614,900**

5 Bedroom, 2.50 Bathroom, 2,130 sqft

Single Family on 0.00 Acres

Spruce Ridge, Spruce Grove, AB

Beautiful 5 bedroom 2 storey walkout home in desirable Spruce Ridge backing directly onto the pond. With over 2100 sq ft of living space this home offers 4 bedrooms upstairs plus a main floor bedroom perfect for guests or a home office. The open concept main floor is bright and functional with plenty of room for family living. The walkout basement is unfinished offering the opportunity to add more bedrooms or finish to suit your needs. A spacious bonus room upstairs adds extra living space for large families. The primary suite is generously sized and thoughtfully separated for added privacy. A double attached garage adds convenience and the incredible landscaping front and back truly sets this home apart. Located close to schools parks and walking trails this is a rare opportunity in a fantastic family friendly community.

Built in 2011

## **Essential Information**

|                |           |
|----------------|-----------|
| MLS® #         | E4458921  |
| Price          | \$614,900 |
| Bedrooms       | 5         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 2,130     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 2011                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### **Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 77 Spruce Ridge Drive |
| Area        | Spruce Grove          |
| Subdivision | Spruce Ridge          |
| City        | Spruce Grove          |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T7X 4M8               |

### **Amenities**

|           |                           |
|-----------|---------------------------|
| Amenities | Air Conditioner, Fire Pit |
| Parking   | Double Garage Attached    |

### **Interior**

|                   |                                                                 |
|-------------------|-----------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                |
| Appliances        | Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                       |
| Stories           | 2                                                               |
| Has Basement      | Yes                                                             |
| Basement          | Full, Unfinished                                                |

### **Exterior**

|                   |                                                                                           |
|-------------------|-------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                               |
| Exterior Features | Backs Onto Park/Trees, Fenced, Landscaped, Public Swimming Pool, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                          |
| Construction      | Wood, Vinyl                                                                               |
| Foundation        | Concrete Perimeter                                                                        |

### **Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 21st, 2025 |
| Days on Market | 43                   |

## Zoning

## Zone 91

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