

## \$365,000 - 300 Queen Street, Spruce Grove

MLS® #E4435118

**\$365,000**

2 Bedroom, 2.50 Bathroom, 1,412 sqft

Condo / Townhouse on 0.00 Acres

City Centre, Spruce Grove, AB

This immaculate home with 9'™ ceiling on the main, was professionally painted, complete with new carpeting, and laminate flooring. The spacious layout includes two huge master bedrooms with ensuites and walk-in closets, a second-floor laundry, and a window-lit wide staircase. The kitchen shines with abundant cabinetry, counter space, newer high-end appliances, and a pantry, complemented by a water filtration system piped to the sink and fridge. Enjoy a private balcony with a gas BBQ hook-up, spacious living and dining rooms, and a convenient half bath. The unfinished basement with a 9' ceiling and bathroom rough-in offers living space. Additional features include A/C, central vacuum. A single, finished attached garage with a faucet and floor drain, plus driveway and street parking, adds practicality. This 8-unit condo property has no age restrictions and allows small pets. This home has been owner-occupied since new and is in Like-New Condition!

Built in 2014

### Essential Information

MLS® #	E4435118
Price	\$365,000
Bedrooms	2
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	1,412
Acres	0.00
Year Built	2014
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	300 Queen Street
Area	Spruce Grove
Subdivision	City Centre
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 2J1

### Amenities

Amenities	On Street Parking, Air Conditioner, Ceiling 9 ft., Hot Water Natural Gas, No Animal Home, No Smoking Home
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum Systems, Washer, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Flat Site, Landscaped
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 8th, 2025  
Days on Market                39  
Zoning                              Zone 91  
Condo Fee                        \$325

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