

Courtesy Of Dennis Frandsen Of PG Direct Realty Ltd.

## \$618,800 - 63 Spruce Ridge Drive, Spruce Grove

MLS® #E4447445

**\$618,800**

3 Bedroom, 3.50 Bathroom, 2,178 sqft

Single Family on 0.00 Acres

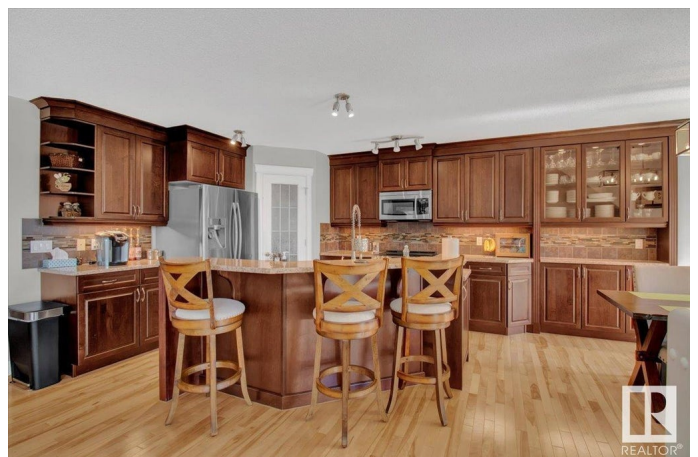
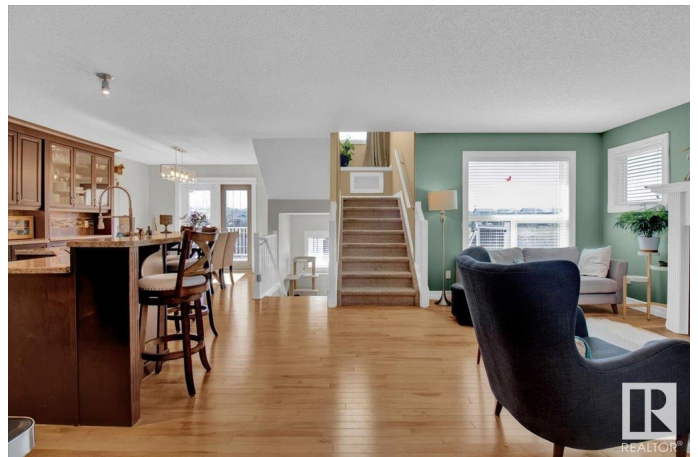
Spruce Ridge, Spruce Grove, AB

Visit REALTOR® website for additional information. Welcome to your DREAM HOME in an AMAZING LOCATION, offering over 2,100 sq ft of thoughtfully designed living space plus a FULLY FINISHED BASEMENT BY THE BUILDER! This 2-storey gem features 5 bedrooms and 3.5 baths, ideal for growing families or those who love to entertain. The main level showcases birch hardwood flooring and an UPGRADED KITCHEN with newer induction stove and rich cabinetry. Upstairs, you'll find a spacious bonus room and a luxurious primary suite complete with a 5-piece ensuite and his & hers walk-in closets. Enjoy BREATHTAKING VIEWS OF THE POND from your MAINTENANCE-FREE COMPOSITE DECK, complete with a hot tub and fire pit for ultimate relaxation. CENTRAL AIR CONDITIONING, gas fireplace, oversized heated double attached garage, and ORIGINAL OWNERS pride of ownership make this home truly special.

Built in 2010

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4447445  |
| Price     | \$618,800 |
| Bedrooms  | 3         |
| Bathrooms | 3.50      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,178                  |
| Acres          | 0.00                   |
| Year Built     | 2010                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 63 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, Hot Tub, No Smoking Home, Vinyl Windows, See Remarks, Vacuum System-Roughed-In |
| Parking       | 2 Outdoor Stalls, Double Garage Attached, Heated, Over Sized                                              |
| Is Waterfront | Yes                                                                                                       |

### Interior

|                   |                                                                                                                                                                                                                          |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                                         |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Vacuum System Attachments, Window Coverings, See Remarks, Stove-Induction, Hot Tub |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                                                |
| Fireplace         | Yes                                                                                                                                                                                                                      |
| Fireplaces        | Direct Vent                                                                                                                                                                                                              |
| Stories           | 3                                                                                                                                                                                                                        |
| Has Basement      | Yes                                                                                                                                                                                                                      |
| Basement          | Full, Finished                                                                                                                                                                                                           |

### Exterior

|                   |                                                                                                                       |
|-------------------|-----------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                                    |
| Exterior Features | Backs Onto Lake, Fenced, Golf Nearby, Landscaped, Playground Nearby, Schools, Shopping Nearby, View Lake, See Remarks |
| Roof              | Asphalt Shingles                                                                                                      |
| Construction      | Wood, Stone, Vinyl                                                                                                    |
| Foundation        | Concrete Perimeter                                                                                                    |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 12th, 2025 |
| Days on Market | 21              |
| Zoning         | Zone 91         |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 2nd, 2025 at 1:47am MDT