

## **\$449,900 - 15 Belleville Avenue, Spruce Grove**

MLS® #E4453998

**\$449,900**

2 Bedroom, 1.50 Bathroom, 1,486 sqft

Single Family on 0.00 Acres

Brookwood, Spruce Grove, AB

Visit REALTOR® website for additional information. WELCOME to this BEAUTIFULLY UPDATED BUNGALOW offering nearly 1,500 sqft. Enjoy the convenience of CENTRAL AIR CONDITIONING, newer HARDWOOD FLOORING, a NEW ROOF, FRESH PAINT throughout, and an UPDATED kitchen complete with a new dishwasher and ample cupboard space. The main floor features two large bedrooms, a 4-piece bath, and a stunning HEATED FOUR-SEASON ROOM with an electric fireplace and HOT TUB, perfect for year-round relaxation. The fully finished basement includes a wood-burning FIREPLACE that has been WETT tested, a spacious laundry room with 2-piece bath, and comes complete with pool and foosball tables for endless entertainment. Step outside to a maintenance-free backyard and front landscaping with a welcoming NEW FRONT DECK. An OVERSIZED HEATED DOUBLE detached garage with 10-FOOT DOORS perfect for the DIY ENTHUSIAST! This home blends modern updates with cozy charm, offering everything you need for comfort, convenience, and lifestyle.

Built in 1971

### **Essential Information**

MLS® #

E4453998



|                |                        |
|----------------|------------------------|
| Price          | \$449,900              |
| Bedrooms       | 2                      |
| Bathrooms      | 1.50                   |
| Full Baths     | 1                      |
| Half Baths     | 1                      |
| Square Footage | 1,486                  |
| Acres          | 0.00                   |
| Year Built     | 1971                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 15 Belleville Avenue |
| Area        | Spruce Grove         |
| Subdivision | Brookwood            |
| City        | Spruce Grove         |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T7X 1J6              |

### Amenities

|                |                                                                                                                      |
|----------------|----------------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Carbon Monoxide Detectors, Deck, Detectors Smoke, Hot Tub, No Smoking Home, Skylight, Vinyl Windows |
| Parking Spaces | 4                                                                                                                    |
| Parking        | Double Garage Detached, Heated, Insulated, Over Sized                                                                |

### Interior

|              |                                                                                                                                                                                                                            |
|--------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Air Conditioning-Central, Dishwasher-Built-In, Dishwasher-Portable, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings, Garage Heater, Hot Tub |
| Heating      | Forced Air-1, Natural Gas                                                                                                                                                                                                  |
| Fireplace    | Yes                                                                                                                                                                                                                        |
| Fireplaces   | Freestanding, Mantel                                                                                                                                                                                                       |
| Stories      | 2                                                                                                                                                                                                                          |
| Has Basement | Yes                                                                                                                                                                                                                        |
| Basement     | Full, Finished                                                                                                                                                                                                             |

**Exterior**

|                   |                                                                                         |
|-------------------|-----------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                             |
| Exterior Features | Back Lane, Fenced, Fruit Trees/Shrubs, Landscaped, Paved Lane, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                        |
| Construction      | Wood, Vinyl                                                                             |
| Foundation        | Concrete Perimeter                                                                      |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 21st, 2025 |
| Days on Market | 2                 |
| Zoning         | Zone 91           |

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