

## \$450,000 - 134 Garneau Gate, Spruce Grove

MLS® #E4427718

**\$450,000**

3 Bedroom, 2.50 Bathroom, 1,604 sqft

Single Family on 0.00 Acres

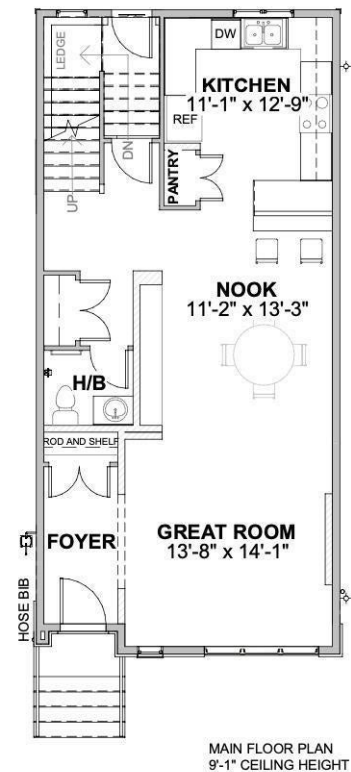
Greenbury, Spruce Grove, AB

Welcome to this charming two-storey home in the desirable community of Greenbury, Spruce Grove. The main floor features a cozy living room, a bright dining area, a functional kitchen, and a convenient 2-piece bathroom. Upstairs, you'll find the primary bedroom complete with a walk-in closet and a 4-piece ensuite, two additional bedrooms, a laundry room, and another 4-piece bathroom. This home offers a perfect blend of comfort and convenience in a family-friendly neighborhood.

Built in 2025

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4427718               |
| Price          | \$450,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,604                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |



## Community Information

|             |                  |
|-------------|------------------|
| Address     | 134 Garneau Gate |
| Area        | Spruce Grove     |
| Subdivision | Greenbury        |
| City        | Spruce Grove     |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T7X 0M6          |

## Amenities

|           |  |
|-----------|--|
| Amenities | Detectors Smoke, No Animal Home, No Smoking Home |
| Parking   | Front/Rear Drive Access                          |

## Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | See Remarks               |
| Heating           | Forced Air-1, Natural Gas |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

## Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 27th, 2025 |
| Days on Market | 35               |
| Zoning         | Zone 91          |

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Listing information last updated on May 1st, 2025 at 3:17pm MDT