

## \$235,000 - 31 290 Spruce Ridge Road, Spruce Grove

MLS® #E4433258

**\$235,000**

3 Bedroom, 2.00 Bathroom, 1,092 sqft  
Condo / Townhouse on 0.00 Acres

Spruce Ridge, Spruce Grove, AB

Welcome to this incredibly well maintained and upgraded 1092 sq ft 3 bedroom townhouse with a fully finished basement and 2 outdoor parking stalls. Bright and spacious main floor with brand new flooring, all new fresh paint, baseboards, trim and doors. Nice kitchen with Stainless steel appliances. Large deck and South facing yard to enjoy the sunny days. Large living room & dining area with brand new lighting & a 2 piece bathroom. New carpet upstairs with 3 generous sized bedrooms including the primary suite with a walk in closet. All bathroom's are updated with new vanity, lighting & flooring. There is a fully finished basement with a large rec room another 2 piece bathroom, laundry room and ample storage. Great location in Spruce Grove close to all amenities, schools, shopping and much more! 2 exterior parking stalls right n front of the unit. Excellent property for a great price!

Built in 2007

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4433258  |
| Price      | \$235,000 |
| Bedrooms   | 3         |
| Bathrooms  | 2.00      |
| Full Baths | 1         |



|                |                   |
|----------------|-------------------|
| Half Baths     | 2                 |
| Square Footage | 1,092             |
| Acres          | 0.00              |
| Year Built     | 2007              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 31 290 Spruce Ridge Road |
| Area        | Spruce Grove             |
| Subdivision | Spruce Ridge             |
| City        | Spruce Grove             |
| County      | ALBERTA                  |
| Province    | AB                       |
| Postal Code | T7X 0C4                  |

### Amenities

|           |  |
|-----------|--|
| Amenities | Deck, No Animal Home, No Smoking Home, See Remarks |
| Parking   | Stall  |

### Interior

|              |   |
|--------------|---|
| Appliances   | Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas   |
| Stories      | 3   |
| Has Basement | Yes   |
| Basement     | Full, Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Golf Nearby, Landscaped, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

### Additional Information

|             |                  |
|-------------|------------------|
| Date Listed | April 29th, 2025 |
|-------------|------------------|

|                |         |
|----------------|---------|
| Days on Market | 4       |
| Zoning         | Zone 91 |
| Condo Fee      | \$360   |

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Listing information last updated on May 3rd, 2025 at 12:47am MDT