

## **\$548,900 - 75 Woodside Crescent, Spruce Grove**

MLS® #E4460923

**\$548,900**

5 Bedroom, 3.00 Bathroom, 2,207 sqft

Single Family on 0.00 Acres

Woodhaven\_SPGR, Spruce Grove, AB

IMMACULATE EXECUTIVE HOME FACING ONTO THE PARK! WELCOME TO 75 WOODSIDE CRESCENT! OVER 2500 SQFT ON 4 LEVELS WITH 5 BEDROOMS & 3 BATHROOMS. GORGEOUS VAULTED CEILINGS THROUGHOUT MAIN LEVEL. LIVING RM & ADJOINING DINING RM ARE SPACIOUS & BRIGHT WITH GREAT VIEWS FRAMED BY HUGE BAY WINDOWS. DELIGHTFUL KITCHEN BOASTING A CENTER ISLAND, SPACIOUS AREA FOR YOUR DINETTE, CRISP WHITE CABINETS PROVIDING AMPLE STORAGE, NEWER STAINLESS STEEL APPLIANCES, TONS OF WORK SURFACES, HUGE CORNER WINDOWS OVERLOOKING THE QUIET PRIVATE BACKYARD, & GARDEN DOOR ACCESS TO THE DECK (NAT GAS HOOKUP) UPSTAIRS THERE ARE 3 BEDRMS INCLUDING FRENCH DOOR ENTRY TO YOUR KING-SIZE MASTER RETREAT BOASTING A LUXURY ENSUITE & A HUGE WALK-IN CLOSET. 3RD LEVEL OFFERS A LARGE FAMILY RM W/GAS FIREPLACE, HUGE 4TH BEDRM, 3 PCE BATHRM, MUD ROOM W/LAUNDRY & GARAGE ACCESS. UPGRADED FURNACE & CENTRAL A/C IN 2021 GREAT LOCATION FEATURES A WALKWAY CONNECTING TO HERITAGE TRAILS TO THE EAST & WOODSIDE PARK ACROSS THE STREET COME SEE FOR YOURSELF.



Built in 1992

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4460923               |
| Price          | \$548,900              |
| Bedrooms       | 5                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 2,207                  |
| Acres          | 0.00                   |
| Year Built     | 1992                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 4 Level Split          |
| Status         | Active                 |

## Community Information

|             |                      |
|-------------|----------------------|
| Address     | 75 Woodside Crescent |
| Area        | Spruce Grove         |
| Subdivision | Woodhaven_SPGR       |
| City        | Spruce Grove         |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T7X 3E6              |

## Amenities

|           |                                                                                                                                                   |
|-----------|---------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Off Street Parking, On Street Parking, Closet Organizers, Crawl Space, Deck, Detectors Smoke, Exterior Walls- 2"x6", Vaulted Ceiling, See Remarks |
| Parking   | Double Garage Attached                                                                                                                            |

## Interior

|                   |                                                                                                                                                                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                                                             |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, Refrigerators-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                                                                    |
| Fireplace         | Yes                                                                                                                                                                                                                                          |
| Fireplaces        | Glass Door, Heatilator/Fan                                                                                                                                                                                                                   |

Stories 3  
Has Basement Yes  
Basement Full, Partially Finished

Exterior

Exterior Wood, Vinyl  
Exterior Features Cul-De-Sac, Fenced, Golf Course, Playground Nearby, Public Transit  
See Remarks  
Roof Asphalt Shingles  
Construction Wood, Vinyl  
Foundation Concrete Perimeter



Additional Information

Date Listed October 4th, 2025  
Days on Market 31  
Zoning Zone 91

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