

## \$386,000 - 108 Westridge Crescent, Spruce Grove

MLS® #E4435791

**\$386,000**

4 Bedroom, 2.00 Bathroom, 871 sqft

Single Family on 0.00 Acres

West Grove, Spruce Grove, AB

Fully finished bi-level located in Westgrove in a great location close to schools, shopping, and parks! Offering fantastic value under \$400,000, this home is move-in ready with many thoughtful updates. The main floor features a bright living room with laminate flooring and updated windows. The renovated kitchen offers modern finishes & opens onto a cozy dining area—perfect for family dinners or entertaining guests. You'll find two bedrooms upstairs, including a spacious primary and a versatile second bedroom. The fully developed basement adds even more living space with a generous family room and two additional bedrooms and a full bathroom—perfect for growing families. Enjoy peace of mind with recent upgrades including a newer furnace, stove, dishwasher, central A/C, and updated windows, kitchen, and shingles. Outside, the backyard is ideal for summer evenings, complete with a deck and space to relax or play. The 24x20 double garage offers plenty of room for parking & storage. Close to HWY 16 & 16A!

Built in 1981

### Essential Information

MLS® # E4435791

Price \$386,000



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	871
Acres	0.00
Year Built	1981
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	108 Westridge Crescent
Area	Spruce Grove
Subdivision	West Grove
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 1R6

### **Amenities**

Amenities	Air Conditioner, Deck, Detectors Smoke, No Smoking Home, Vinyl Windows
Parking	Double Garage Detached

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Brick, Stucco
Exterior Features	Fenced, Landscaped, Level Land, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Stucco

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 10th, 2025

Days on Market                37

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 June 16th, 2025 at 9:17pm MDT