

## \$325,000 - 5 West Terrace Place, Spruce Grove

MLS® #E4440400

**\$325,000**

3 Bedroom, 1.50 Bathroom, 1,084 sqft

Single Family on 0.00 Acres

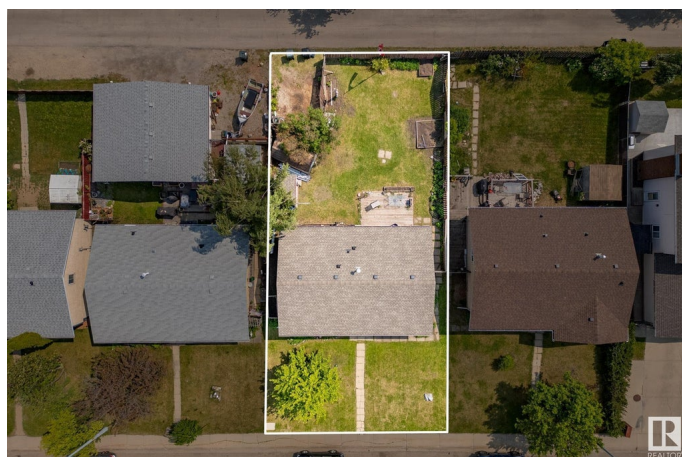
West Grove, Spruce Grove, AB

Welcome to this charming bungalow nestled in a family-friendly community of Spruce Grove! Just under 1100 sq ft, this home offers 3 spacious bedrooms on the main floor, including a large primary with a 2-piece ensuite. The main level also features a bright living space and a 4-piece main bath. Downstairs, the partly finished basement includes both the layout of a recreation room, family room and flex room that include a den or another bedroom. Enjoy the beautifully landscaped yard with numerous perennial beds, a garden, and plenty of room to build a garage with convenient back alley access. The large fenced yard is ideal for kids and pets. Located close to the scenic Heritage Trail system that winds throughout Spruce Grove. Major updates include shingles, furnace, hot water tank, and windowsâ€”providing peace of mind for years to come. A fantastic opportunity to settle into a well-maintained home in a great location!

Built in 1980

### Essential Information

MLS® #	E4440400
Price	\$325,000
Bedrooms	3
Bathrooms	1.50



Full Baths	1
Half Baths	1
Square Footage	1,084
Acres	0.00
Year Built	1980
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	5 West Terrace Place
Area	Spruce Grove
Subdivision	West Grove
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 1T7

### Amenities

Amenities	Off Street Parking, On Street Parking, Deck, Detectors Smoke, No Animal Home
Parking Spaces	4
Parking	2 Outdoor Stalls, Front/Rear Drive Access

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Metal
Exterior Features	Back Lane, Fenced, Golf Nearby, Landscaped, No Through Road, Paved Lane, Picnic Area, Playground Nearby, Schools, Shopping Nearby, Vegetable Garden

Roof	Asphalt Shingles
Construction	Wood, Metal
Foundation	Concrete Perimeter

### **School Information**

Elementary	Millgrove
Middle	Greystone Centennial
High	Spruce Grove Composite

### **Additional Information**

Date Listed	June 3rd, 2025
Days on Market	14
Zoning	Zone 91

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Listing information last updated on June 16th, 2025 at 10:02pm MDT