

\$399,900 - 25 Ashby Gardens, Spruce Grove

MLS® #E4440530

\$399,900

3 Bedroom, 2.50 Bathroom, 1,488 sqft

Single Family on 0.00 Acres

Aspen Glen, Spruce Grove, AB

Situated in a fantastic location, this beautiful half duplex home is close to schools, scenic walking trails, parks, restaurants, shopping, and more! Backing onto tranquil green space, this 3 bed, 2.5 bath home offers the perfect blend of comfort and convenience. The main floor welcomes you with a bright 2-storey foyer, open living room with corner fireplace, and a stylish kitchen with plenty of cabinetry, an extended eating bar, walk-in pantry, and breakfast nook. A mudroom and 2-piece bath complete the main level. Upstairs features a spacious primary bedroom with large windows, a walk-in closet, and a 3-piece ensuite, plus two additional bedrooms, a 4-piece main bath, and a versatile bonus room for family time or a home office. With thoughtful design and an unbeatable location, this home is a must-see!

Built in 2010

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4440530 |
| Price | \$399,900 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,488 |
| Acres | 0.00 |



| | |
|------------|---------------|
| Year Built | 2010 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 25 Ashby Gardens |
| Area | Spruce Grove |
| Subdivision | Aspen Glen |
| City | Spruce Grove |
| County | ALBERTA |
| Province | AB |
| Postal Code | T7X 0K1 |

Amenities

| | |
|-----------|----------------------------------|
| Amenities | Air Conditioner, No Smoking Home |
| Parking | Single Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Backs Onto Park/Trees, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|----------------|
| Date Listed | June 5th, 2025 |
| Days on Market | 10 |

Zoning

Zone 91

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