

\$527,800 - 18 Hazelwood Lane, Spruce Grove

MLS® #E4462619

\$527,800

3 Bedroom, 3.00 Bathroom, 2,091 sqft
Single Family on 0.00 Acres

Hilldowns, Spruce Grove, AB

RARE FIND! Built by Sunnyview Homes this half duplex boasts over 2100sqft. **OVERSIZED** double attached garage with a **HUGE** 4 car driveway. Main floor den/bedroom with a 3-piece bathroom. The U-shaped kitchen features, upgraded ceiling height cabinets with quartz countertops. The open to below living space has a feature wall with an electric fireplace. The glass railing with step lights leads upstairs to a good sized bonus room over looking the living room. Primary bedroom features a WIC and 5-piece ensuite with double vanity, jacuzzi and custom shower w/bench for added convenience. Additionally there are 2 good sized bedrooms that share a 4-piece bathroom. Features upper level laundry, a separate side entrance to the basement, large backyard, 3 gas lines, garage drain, plush carpet, premium lighting package, MDF shelving and much more. Plenty of large windows throughout. Close to shopping, schools, and public transportation. The size and upgrades are a rare find for a duplex! Must see.

Built in 2025

Essential Information

MLS® # E4462619
Price \$527,800



Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,091
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	18 Hazelwood Lane
Area	Spruce Grove
Subdivision	Hilldowns
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 0R7

Amenities

Amenities	Ceiling 9 ft., Parking-Extra
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener, Hood Fan
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Remote Control
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl, Hardie Board Siding
Exterior Features	Airport Nearby, Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl, Hardie Board Siding
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 17th, 2025
Days on Market	11
Zoning	Zone 91

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Listing information last updated on October 28th, 2025 at 4:17pm MDT