

\$119,000 - 260 Spruce Ridge Road, Spruce Grove

MLS® #E4440538

\$119,000

2 Bedroom, 1.00 Bathroom, 766 sqft

Condo / Townhouse on 0.00 Acres

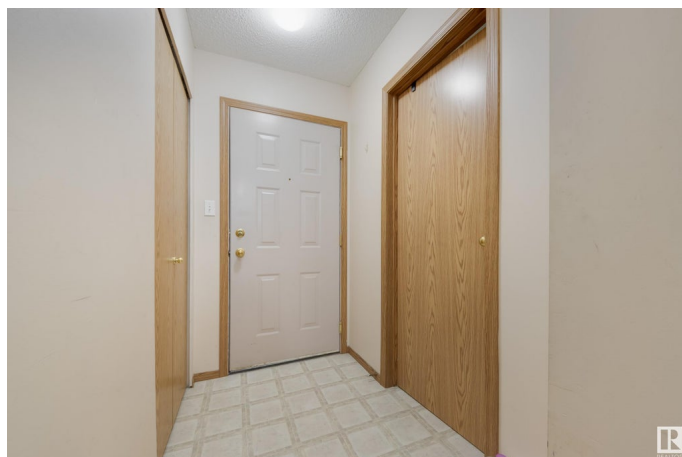
Spruce Ridge, Spruce Grove, AB

INVESTORS and FIRST-TIME BUYERS take note!! Here is a 2 bedroom condo in Spruce Ridge with east facing balcony views! This unit resides on the 2nd floor of building B in Woodgrove Place. Excellently managed complex! Brand new Hardie board siding on building B in Dec 2024. Unit features open concept kitchen/living area. Full 4pc bath with 2 bedrooms (one with walk-in closet) and separate in-suite laundry/storage room! Great neighbourhood, with the TransAlta Tri Leisure Centre literally next door featuring public pool, gymnasium, workout centre, running track and more. Walking/biking distance to extensive Spruce Grove trail system. Close to shopping and amenities. A great find at an unbeatable price!!

Built in 2005

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4440538 |
| Price | \$119,000 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 766 |
| Acres | 0.00 |
| Year Built | 2005 |



| | |
|----------|------------------------|
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 260 Spruce Ridge Road |
| Area | Spruce Grove |
| Subdivision | Spruce Ridge |
| City | Spruce Grove |
| County | ALBERTA |
| Province | AB |
| Postal Code | T7X 0A1 |

Amenities

| | |
|-----------|--|
| Amenities | No Smoking Home, Parking-Visitor, Security Door, Sprinkler System-Fire, Storage-In-Suite, Rental Pool Option |
| Parking | Stall |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating | Baseboard, Natural Gas |
| # of Stories | 4 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Hardie Board Siding |
| Exterior Features | Golf Nearby, Picnic Area, Playground Nearby, Public Swimming Pool, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Hardie Board Siding |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|----------------|
| Date Listed | June 4th, 2025 |
| Days on Market | 12 |
| Zoning | Zone 91 |

Condo Fee \$525

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