

## \$450,000 - 23 Deer Park Way, Spruce Grove

MLS® #E4435147

**\$450,000**

4 Bedroom, 3.50 Bathroom, 1,525 sqft  
Single Family on 0.00 Acres

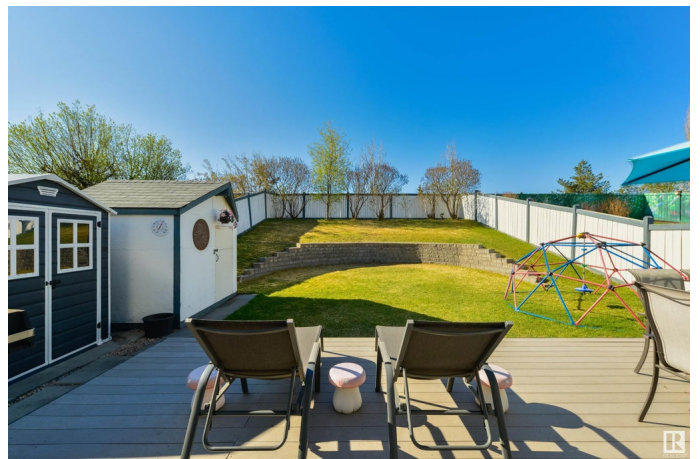
Deer Park\_SPGR, Spruce Grove, AB

Meticulous! impeccably clean! and perfect in every way! We've fallen in LOVE with this home and we know you will too. Features here include central A/C, hardwood flooring, an open-concept layout, large living room with cozy gas fireplace, spacious kitchen with center island, dual pantries, and separate dinette, main-floor laundry, 4 total bedrooms including a king-sized owner's suite with walk-in closet and 4pc ensuite, and a fully-finished basement. Outside you'll find the yard is beautifully landscaped & fenced, with a LOW-MAINTENANCE exterior deck and a desirable SOUTH-FACING view. Situated within walking distance to TWO different playgrounds, this truly is the perfect family home!

Built in 1997

### Essential Information

MLS® #	E4435147
Price	\$450,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,525
Acres	0.00



Year Built	1997
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	23 Deer Park Way
Area	Spruce Grove
Subdivision	Deer Park_SPGR
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 3K4

### **Amenities**

Amenities	Air Conditioner, Deck, No Animal Home, No Smoking Home, See Remarks
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	See Remarks
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed May 8th, 2025

Days on Market 8

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 May 16th, 2025 at 3:17am MDT