

## \$621,900 - 20 Springbrook Wynd, Spruce Grove

MLS® #E4426092

**\$621,900**

4 Bedroom, 4.00 Bathroom, 2,153 sqft

Single Family on 0.00 Acres

Spruce Ridge, Spruce Grove, AB

The Atlas home boasts 2152 square feet of contemporary living space, perfect for modern families. The home features a double attached garage, 9' ceilings, and stylish Luxury Vinyl Plank Flooring throughout. As you enter, you'll find a welcoming foyer that leads to a convenient mudroom and a 3-piece bathroom. The main level also includes a bedroom and an open-concept design that seamlessly connects the kitchen, great room, and a cozy nook. The kitchen is a chef's dream, featuring quartz countertops, a centre island, and plenty of cabinet space. The great room is perfect for entertaining, with a stunning fireplace and soaring 18' ceilings. Upstairs, you'll discover two luxurious primary suites, each with its own walk-in closet and ensuite bathroom. Additionally, there is a versatile bonus room, a main bathroom, a laundry room, and another bedroom. The home also includes upgraded fixtures and rough-in plumbing for added convenience. Note that appliances are not included

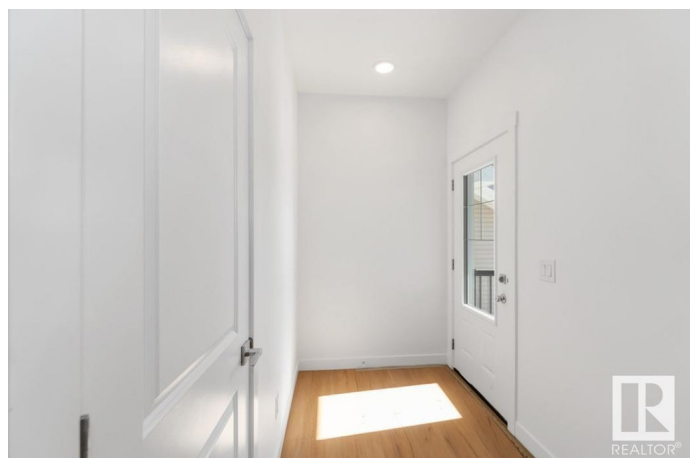
Built in 2025

### Essential Information

MLS® # E4426092

Price \$621,900

Bedrooms 4



|                |                        |
|----------------|------------------------|
| Bathrooms      | 4.00                   |
| Full Baths     | 4                      |
| Square Footage | 2,153                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### **Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 20 Springbrook Wynd |
| Area        | Spruce Grove        |
| Subdivision | Spruce Ridge        |
| City        | Spruce Grove        |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T7X 2W5             |

### **Amenities**

|           |  |
|-----------|--|
| Amenities | On Street Parking, Closet Organizers, Detectors Smoke, Vinyl Windows, Green Building, 9 ft. Basement Ceiling |
| Parking   | Double Garage Attached   |

### **Interior**

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

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Flat Site, No Back Lane, No Through Road, Not Landscaped, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |

Construction Wood, Vinyl  
Foundation Concrete Perimeter

### **Additional Information**

Date Listed March 17th, 2025  
Days on Market 26  
Zoning Zone 91

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Listing information last updated on April 12th, 2025 at 3:47am MDT