

## \$535,000 - 42 Greenbury Close, Spruce Grove

MLS® #E4431192

**\$535,000**

4 Bedroom, 3.50 Bathroom, 1,539 sqft

Single Family on 0.00 Acres

Greenbury, Spruce Grove, AB

2018-built 2-storey with LEGAL BASEMENT SUITE & detached double garage (13Wx40L, 220V) in the sought-after community of Greenbury, just a short walk to Jubilee Park. This 1,540 sq ft (plus full basement) home features a modern open-concept floor plan. On the main level: 10' ceiling, vinyl plank flooring, living room with electric fireplace & large south-facing windows, 2-piece powder room and a gourmet kitchen with two-tiered eat-up peninsula, built-in dishwasher, pantry and bright dining area. Upstairs: TOP FLOOR LAUNDRY, 2 full bathrooms and 3 bedrooms including the owner's suite with walk-in closet & 3-pc ensuite. BASEMENT SUITE (668 sqft): separate entrance, laundry, water & heat; full kitchen with built-in dishwasher, spacious living area, one bedroom & 4-piece bathroom. Outside: fully-fenced yard with deck; parking includes the rear drive access tandem garage plus parking pad. Great location near schools, parks, trails and easy access to Highway 16A. Fantastic opportunity!

Built in 2018

### Essential Information

MLS® # E4431192

Price \$535,000

Bedrooms 4



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,539
Acres	0.00
Year Built	2018
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	42 Greenbury Close
Area	Spruce Grove
Subdivision	Greenbury
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 0L7

### Amenities

Amenities	Bar, Ceiling 10 ft., Deck, Dog Run-Fenced In, No Animal Home, No Smoking Home, R.V. Storage, Wet Bar
Parking Spaces	4
Parking	220 Volt Wiring, Double Garage Detached, Tandem

### Interior

Interior Features	ensuite bathroom
Appliances	Garage Opener, Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Back Lane, Corner Lot, Fenced, Golf Nearby, Picnic Area, Playground Nearby, Public Swimming Pool, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 16th, 2025
Days on Market	12
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 April 28th, 2025 at 10:48am MDT