

## \$464,900 - 122 Kingsbury Circle, Spruce Grove

MLS® #E4444821

**\$464,900**

3 Bedroom, 2.50 Bathroom, 1,701 sqft

Single Family on 0.00 Acres

Kenton, Spruce Grove, AB

Stunning 2022 Built home ready to become your home in one of the best parts of Spruce Grove! This home has a SEPARATE SIDE ENTRANCE for a future BASEMENT SUITE! There are many walking trails, paths, stores, restaurants all within walking distance!! 3 bed/2.5 bath home FLOODED WITH TONNES OF NATURAL LIGHT with all the larger sized windows throughout the home! OPEN CONCEPT living area & CHEF'S KITCHEN .All HIGHER END BUILT IN STAINLESS STEEL APPLIANCES are included. Enjoy the bbq parties on the DECK facing the OPEN view behind this home! As you go to the Upper floor, you will find lots of windows , a MASTER BEDROOM with 5pc ensuite & large walk in closet, 2 more GOOD SIZED BEDROOMS & laundry! Close to major routes, public transit, shopping, schools & more! DOUBLE ATTACHED GARAGE .



Built in 2022

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4444821  |
| Price      | \$464,900 |
| Bedrooms   | 3         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |
| Half Baths | 1         |

|                |               |
|----------------|---------------|
| Square Footage | 1,701         |
| Acres          | 0.00          |
| Year Built     | 2022          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 122 Kingsbury Circle |
| Area        | Spruce Grove         |
| Subdivision | Kenton               |
| City        | Spruce Grove         |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T7X 0H1              |

### Amenities

|           |                                                                                                  |
|-----------|--------------------------------------------------------------------------------------------------|
| Amenities | Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Detectors Smoke, No Animal Home, No Smoking Home |
| Parking   | Double Garage Attached                                                                           |

### Interior

|                   |                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                          |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                                 |
| Stories           | 2                                                                                                         |
| Has Basement      | Yes                                                                                                       |
| Basement          | Full, Unfinished                                                                                          |

### Exterior

|                   |                                                                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                                                                                                  |
| Exterior Features | Golf Nearby, Landscaped, Level Land, No Back Lane, No Through Road, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                                    |
| Construction      | Wood, Brick, Vinyl                                                                                                                                  |
| Foundation        | Concrete Perimeter                                                                                                                                  |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 27th, 2025 |
| Days on Market | 19              |
| Zoning         | Zone 91         |



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Listing information last updated on July 16th, 2025 at 9:32am MDT