

\$454,900 - 9 Heatherglan Close, Spruce Grove

MLS® #E4450388

\$454,900

4 Bedroom, 3.50 Bathroom, 1,475 sqft

Single Family on 0.00 Acres

Heatherglan, Spruce Grove, AB

Tons of Character and Comfort! Located in a family-friendly neighbourhood, this well-maintained and extremely clean home offers an unbeatable combination of comfort, style, and functionality! Always the heart of the home, this well-appointed kitchen features newer S/S appliances and a huge pantry that will satisfy any home chef! The expansive yard backs onto a tranquil walking trail, offering unmatched privacy and a serene atmosphere-perfect for kids, pets, and outdoor gatherings! It even has it's own dog-run! The primary bdrm is a true retreat, offering dbl closets and a 3pc ensuite for ultimate convenience and comfort. Two additional large bedrooms upstairs, with a 4pc main bath complete the upstairs. In the fully finished basement, you'll find a 4th bdrm, and a 3pc bath, and a family room! A/C in 2024, Shingles in 2020, this home has plenty of space for your family to grow! Modern updates and outdoor amenities make every season enjoyable- it's the perfect place to call home!

Built in 2002

Essential Information

MLS® # E4450388

Price \$454,900

Bedrooms 4



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,475
Acres	0.00
Year Built	2002
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	9 Heatherglen Close
Area	Spruce Grove
Subdivision	Heatherglen
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 4H9

Amenities

Amenities	On Street Parking, Air Conditioner, Deck, Detectors Smoke, Dog Run-Fenced In, Fire Pit, Gazebo, No Smoking Home, Parking-Extra, Vinyl Windows
Parking	Double Garage Attached

Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Storage Shed, Stove-Electric, Window Coverings, Refrigerators-Two, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Golf Nearby, Level Land, Low Maintenance Landscape, Playground Nearby, Public Swimming Pool, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 30th, 2025
Days on Market	3
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 August 2nd, 2025 at 10:02am MDT