

\$349,500 - 24 Virginia Avenue, Spruce Grove

MLS® #E4457435

\$349,500

3 Bedroom, 2.50 Bathroom, 1,220 sqft

Single Family on 0.00 Acres

Spruce Village, Spruce Grove, AB

Great location in Spruce Village! This 3 bed 2.5 bath, two storey half duplex is perfect for first-time buyers or investors. It offers 3 bedrooms, 2 full bath upstairs, including a primary bedroom with a 3pc ensuite, an additional half bath on the main and a walkout basement waiting for your personal touch. The open-concept main level is bright and spacious. Recent upgrades includes fresh paint & newer hot water tank. The Kitchen dining area leads to a deck overlooking a large fenced yard backing onto an open green space. Located within walking distance to Jubilee park, schools, shopping and quick access to the Yellow Head highway. This home is virtually staged to give you ideas. This home is priced right and won't last long.



Built in 2007

Essential Information

MLS® #	E4457435
Price	\$349,500
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,220
Acres	0.00

Year Built	2007
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	24 Virginia Avenue
Area	Spruce Grove
Subdivision	Spruce Village
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 4P6

Amenities

Amenities	On Street Parking, Vinyl Windows, Walkout Basement
Parking	Single Garage Attached

Interior

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

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 12th, 2025
Days on Market	38
Zoning	Zone 91

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