

## **\$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	8
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 July 5th, 2025 at 2:47am MDT