

## \$564,800 - 65 Ashbury Crescent, Spruce Grove

MLS® #E4418533

### \$564,800

4 Bedroom, 2.50 Bathroom, 2,293 sqft  
Single Family on 0.00 Acres

Jesperdale, Spruce Grove, AB

UPGRADED NEW HOME LOCATED IN THE COMMUNITY OF JESPERDALE ! This home boasts over 2290 sq/ft with 4 bedrooms, 2.5 full baths, bonus room & 9ft ceilings on all three levels. Main floor offers luxury vinyl plank flooring, half bath, Bedroom / den perfect for small office or hobby room, family room with fireplace, kitchen with modern cabinetry, quartz countertops, island, stainless steel appliances and walk-through pantry is made for cooking family meals & entertaining. Spacious dining area with ample sunlight is perfect for get togethers. Walk up stairs to master bedroom with 5 piece ensuite/spacious walk in closet, 2 bedrooms with walk in closets, full bath, laundry, study nook, & bonus room. Unfinished basement with separate entrance & roughed in bathroom is waiting for creative ideas. Your dream home awaits. Includes, WIRELESS SPEAKERS/ TRIPLE PANE WINDOWS/ DECK/ GAS FOR BBQ Spruce Grove is dynamic city with, many amenities, public transit to Edmonton, & more than 40 km of trails.

Built in 2024

### Essential Information

MLS® #	E4418533
Price	\$564,800



Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,293
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	65 Ashbury Crescent
Area	Spruce Grove
Subdivision	Jesperdale
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 3C6

### **Amenities**

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Hot Water Natural Gas, Natural Gas BBQ Hookup
Parking	Double Garage Attached

### **Interior**

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

### **Exterior**

Exterior	Wood, Composition, Vinyl
----------	--------------------------

Exterior Features	Golf Nearby, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Composition, Vinyl
Foundation	Slab

### **Additional Information**

Date Listed January 18th, 2025

Days on Market 78

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 5th, 2025 at 9:47pm MDT