

## \$349,000 - 55 Hartwick Court, Spruce Grove

MLS® #E4442097

**\$349,000**

3 Bedroom, 2.50 Bathroom, 1,440 sqft

Single Family on 0.00 Acres

Harvest Ridge, Spruce Grove, AB

Welcome to this beautifully maintained 3 bed, 3 bath half duplex in family-friendly Spruce Grove! This open-concept home features updated lighting, a bright living area with a cozy corner gas fireplace, and a well-laid-out kitchen perfect for entertaining. Upstairs offers 3 spacious bedrooms, including a primary with 3 piece ensuite and convenient upper-floor laundry. The large fenced backyard is ideal for family fun, complete with a kids' slide off the deck and a fire pit for evening get-togethers and relaxation. Enjoy the attached single garage and quick access to Hwy 16 & 16A for an easy commute. This home is located near parks, schools, and trails, and is perfect for young families or first-time buyers. With great features, a spacious layout, and an attractive price, this one won't last long.

Built in 2010

### Essential Information

MLS® #	E4442097
Price	\$349,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,440



Acres	0.00
Year Built	2010
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	55 Hartwick Court
Area	Spruce Grove
Subdivision	Harvest Ridge
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 0K2

### Amenities

Amenities	Deck, Detectors Smoke, Fire Pit, No Animal Home, No Smoking Home, Vinyl Windows
Parking Spaces	2
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Alarm/Security System, Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Humidifier-Power(Furnace), Microwave Hood Fan, Storage Shed, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Low Maintenance Landscape, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 12th, 2025
Days on Market	4
Zoning	Zone 91

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