

## \$515,000 - 29 Harrison Gate, Spruce Grove

MLS® #E4447872

**\$515,000**

3 Bedroom, 2.50 Bathroom, 1,543 sqft

Single Family on 0.00 Acres

Harvest Ridge, Spruce Grove, AB

TRIPLE GARAGE with beautifully maintained 1,500 sq. ft. home that perfectly blends modern style with everyday comfort. The bright, open-concept layout showcases a stunning white kitchen equipped with an induction stove featuring two built-in air fryers, sleek countertops, and ample cabinet space—perfect for any home chef. The cozy electric fireplace is set against a striking feature wall, adding warmth and charm to the living area. At the back door is a functional mudroom with built-in hooks to keep things organized. Upstairs, you'll find the primary bedroom with 3pc ensuite, 2 additional bedrooms and main bathroom—ideal for family living. The home is outfitted with central air conditioning, a water softener, an HRV system, and solar panels, keeping you comfortable and energy-efficient year-round. The TRIPLE HEATED GARAGE provides plenty of room for vehicles, storage, or a workshop. All of this is located in a fantastic neighborhood, close to parks, schools and walking trails. Move in and Enjoy!

Built in 2021

### Essential Information

MLS® # E4447872

Price \$515,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,543                  |
| Acres          | 0.00                   |
| Year Built     | 2021                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 29 Harrison Gate |
| Area        | Spruce Grove     |
| Subdivision | Harvest Ridge    |
| City        | Spruce Grove     |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T7X 0X2          |

### Amenities

|           |                                                                                                   |
|-----------|---------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Ceiling 9 ft., Deck, Detectors Smoke, Vinyl Windows, HRV System, Solar Equipment |
| Parking   | 220 Volt Wiring, Heated, Insulated, Triple Garage Detached                                        |

### Interior

|                   |                                                                                                                                                                                  |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                 |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Washer, Water Softener, Window Coverings, Stove-Induction |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                        |
| Fireplace         | Yes                                                                                                                                                                              |
| Fireplaces        | Wall Mount                                                                                                                                                                       |
| Stories           | 2                                                                                                                                                                                |
| Has Basement      | Yes                                                                                                                                                                              |
| Basement          | Full, Unfinished                                                                                                                                                                 |

### Exterior

|                   |                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                      |
| Exterior Features | Back Lane, Fenced, Flat Site, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                 |
| Construction      | Wood, Vinyl                                                                                      |
| Foundation        | Concrete Perimeter                                                                               |

### **School Information**

|            |                            |
|------------|----------------------------|
| Elementary | Copperhaven(K-9)           |
| High       | SpruceGrove Composite High |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 15th, 2025 |
| Days on Market | 58              |
| Zoning         | Zone 91         |

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Listing information last updated on September 11th, 2025 at 2:17pm MDT