

## \$699,000 - 26 Grafton Way, Spruce Grove

MLS® #E4429227

**\$699,000**

4 Bedroom, 4.00 Bathroom, 2,700 sqft

Single Family on 0.00 Acres

Greenbury, Spruce Grove, AB

Welcome to a brand-new FULLY CUSTOM UPGRADED showstopper in Spruce Grove with 2700 sqft of living space with 4 Bedrooms and 4 Full bathrooms. Sitting on a Regular lot this house features TWO MASTER BEDROOMS which is very rare to find. The heart of the home is OPEN TO BELOW LIVING ROOM which is filled with natural light and anchored by a striking feature wall with fireplace. The modern extended kitchen with upgraded finishes, sleek cabinetry, and a walk-in pantry. The main floor also offers DEN AND A FULL BATHROOM. Upstairs, the bonus room is a standout space with a feature wall and a lighted indent ceiling that brings an extra layer of charm. The primary bedroom is a true retreat, featuring its own lighted ceiling detail and a spa-inspired 5-piece ensuite. There are three more bedrooms—ONE WITH ITS OWN PRIVATE ENSUITE—plus another full JACK AND JILL bathroom. The upper floor includes a laundry room with ample cabinetry and a sink. Basement has SEPARATE ENTRANCE for future in law Suit.



Built in 2024

### Essential Information

MLS® # E4429227

Price \$699,000

Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	2,700
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	26 Grafton Way
Area	Spruce Grove
Subdivision	Greenbury
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 2W2

### Amenities

Amenities	Ceiling 9 ft., No Animal Home, No Smoking Home, See Remarks, 9 ft. Basement Ceiling
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Garage Opener, Builder Appliance Credit
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 4th, 2025
Days on Market	30
Zoning	Zone 91

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Listing information last updated on May 4th, 2025 at 4:02am MDT