

## \$499,000 - 78 Woodhaven Drive, Spruce Grove

MLS® #E4441579

**\$499,000**

4 Bedroom, 2.00 Bathroom, 1,162 sqft

Single Family on 0.00 Acres

Woodhaven\_SPGR, Spruce Grove, AB

This beautifully renovated family home offers over 2,200 sq ft of developed living space and is walking distance to schools. Step inside to discover a thoughtfully updated interior featuring a new kitchen with SS appliances, custom cabinetry, and a live-edge breakfast bar! The feeling of love and comfort is in every inch of this home. The spacious primary suite features a custom King-size built-in with LED lighting, creating a serene retreat. Additional upgrades include a new OSBURN High Efficiency fireplace insert, new exterior doors, 2 new windows, new bathrooms, a rainshower, new flooring, lighting, and a NEW 8" concrete pad. You can park 7 cars here! Outside, enjoy a massive 450 sq. ft. red cedar deck with a pergola, perfect for entertaining, and a beautifully landscaped yard with room for a garden. The TRIPLE garage is packed full of cabinets and storage, with 3 doors, BRIGHT lighting, and 2 WIFI-enabled openers. This home exudes warmth and modern charm and is in a quiet & established area.

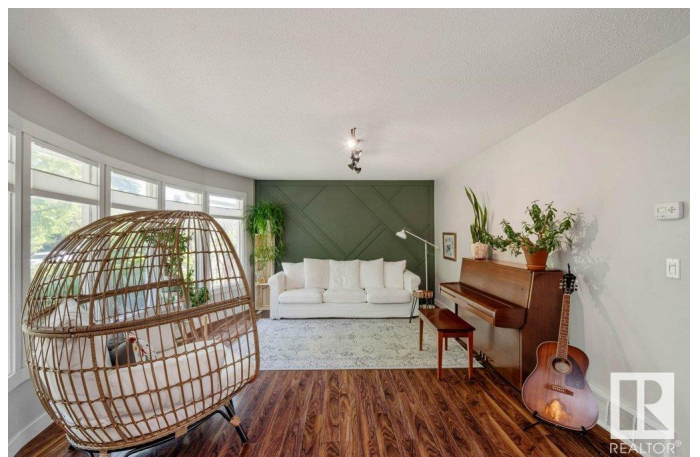
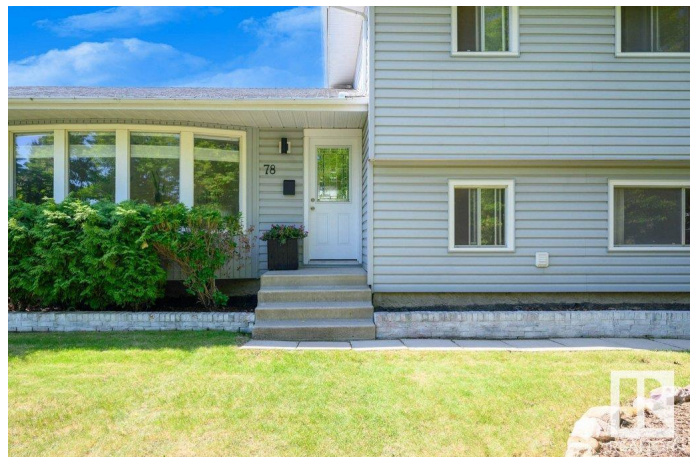
Built in 1974

### Essential Information

MLS® # E4441579

Price \$499,000

Bedrooms 4



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,162                  |
| Acres          | 0.00                   |
| Year Built     | 1974                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 4 Level Split          |
| Status         | Active                 |

### **Community Information**

|             |                    |
|-------------|--------------------|
| Address     | 78 Woodhaven Drive |
| Area        | Spruce Grove       |
| Subdivision | Woodhaven_SPGR     |
| City        | Spruce Grove       |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T7X 1M7            |

### **Amenities**

|                |  |
|----------------|--|
| Amenities      | On Street Parking, Crawl Space, Deck, Detectors Smoke, No Animal Home, No Smoking Home |
| Parking Spaces | 7  |
| Parking        | 220 Volt Wiring, Heated, Insulated, Triple Garage Detached                             |

### **Interior**

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Hood Fan, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, TV Wall Mount |
| Heating      | Forced Air-1, Natural Gas   |
| Fireplace    | Yes   |
| Fireplaces   | Insert, Mantel, Stone Facing  |
| Stories      | 4   |
| Has Basement | Yes   |
| Basement     | Partial, Finished   |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stucco, Vinyl                                       |
| Exterior Features | Back Lane, Fenced, Landscaped, Playground Nearby, Schools |

|              |                     |
|--------------|---------------------|
| Roof         | Asphalt Shingles    |
| Construction | Wood, Stucco, Vinyl |
| Foundation   | Concrete Perimeter  |

### **School Information**

|            |           |
|------------|-----------|
| Elementary | Millgrove |
| Middle     | Woodhaven |
| High       | Composite |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 10th, 2025 |
| Days on Market | 8               |
| Zoning         | Zone 91         |

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Listing information last updated on June 18th, 2025 at 1:32am MDT