

## **\$719,900 - 132 50 Heatherglen Drive, Spruce Grove**

MLS® #E4442699

**\$719,900**

2 Bedroom, 3.00 Bathroom, 1,379 sqft

Condo / Townhouse on 0.00 Acres

Heatherglen, Spruce Grove, AB

Welcome to the sought after gated community of Heritage Creek in Spruce Grove!! This beautifully fully finished bungalow located in a quiet 55+ active adult community is equipped with two bedrooms, den, three bathrooms, and main floor laundry. As you enter the front door, you will instantly be met with a large open foyer leading to the open concept floorplan. The kitchen has a generous island complete with eating bar, gorgeous subway tile backsplash, ample cabinet space for storage, and stainless steel appliances Large primary bedroom is located on the main floor with a five-piece ensuite and large closet. Carpeted lower level includes a large recreation room, additional bedroom, three-piece bathroom, and utility room completes the space. Perfect for the buyer interested in rightsizing. Double attached garage (oversized) and impeccably selected high-end finishes top to bottom, there really is no bungalow that compares. Welcome to Heritage Creek... WELCOME HOME!!

Built in 2014

### **Essential Information**

|           |           |
|-----------|-----------|
| MLS® #    | E4442699  |
| Price     | \$719,900 |
| Bedrooms  | 2         |
| Bathrooms | 3.00      |



|                |                      |
|----------------|----------------------|
| Full Baths     | 3                    |
| Square Footage | 1,379                |
| Acres          | 0.00                 |
| Year Built     | 2014                 |
| Type           | Condo / Townhouse    |
| Sub-Type       | Detached Condominium |
| Style          | Bungalow             |
| Status         | Active               |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 132 50 Heatherglen Drive |
| Area        | Spruce Grove             |
| Subdivision | Heatherglen              |
| City        | Spruce Grove             |
| County      | ALBERTA                  |
| Province    | AB                       |
| Postal Code | T7X 0R6                  |

### Amenities

|                |                                                                                                                                                                                                                                                        |
|----------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Exercise Room, Fire Pit, Front Porch, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Television Connection, Vinyl Windows, HRV System, Natural Gas BBQ Hookup |
| Parking Spaces | 4                                                                                                                                                                                                                                                      |
| Parking        | Double Garage Attached, Insulated, Over Sized                                                                                                                                                                                                          |

### Interior

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

### Exterior

|                   |                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                               |
| Exterior Features | Gated Community, Golf Nearby, Landscaped, Low Maintenance Landscape, No Through Road, Paved Lane |
| Roof              | Asphalt Shingles                                                                                 |
| Construction      | Wood, Stone, Vinyl                                                                               |
| Foundation        | Concrete Perimeter                                                                               |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 16th, 2025 |
| Days on Market | 53              |
| Zoning         | Zone 91         |
| Condo Fee      | \$250           |

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Listing information last updated on August 8th, 2025 at 2:18pm MDT