

\$449,900 - 3 Cobblestone Gate, Spruce Grove

MLS® #E4419424

\$449,900

3 Bedroom, 2.50 Bathroom, 1,609 sqft

Single Family on 0.00 Acres

Copperhaven, Spruce Grove,

Discover Your Dream Home in Copperhaven, Spruce Grove. This 3 bedroom, 2.5 bathroom duplex offers an open-concept main floor with soaring 9'™ ceilings, and half bath. The upgraded kitchen boasts quartz countertops, upgraded cabinets, a pantry, gas line to stove, and a waterline to the fridge for added convenience. Upstairs, you'll find a versatile flex area, a spacious laundry room, a full 4-piece bathroom, and 3 generously sized bedrooms. The master suite is a private retreat, complete with a walk-in closet and ensuite with double sinks. The separate side entrance and legal suite rough in's are an added bonus! Other features include FULL LANDSCAPING, a double attached garage, \$3k appliance allowance, unfinished basement, high-efficiency furnace, and triple-pane windows. Buy with confidence. Built by Rohit. QUICK POSSESSION! Photos may differ from actual property. No shower wands.

Built in 2025

Essential Information

MLS® #	E4419424
Price	\$449,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,609
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	3 Cobblestone Gate
Area	Spruce Grove
Subdivision	Copperhaven
City	Spruce Grove
County	ALBERTA
Postal Code	X0X 0X0

Amenities

Amenities	Ceiling 9 ft., Vinyl Windows, See Remarks, Natural Gas Stove Hookup
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Landscaped, Park/Reserve, Playground Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Copperhaven School
Middle	Copperhaven School

High St. Peter the Apostle Cath

Additional Information

Date Listed January 25th, 2025

Days on Market 190

Zoning Zone 91

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Listing information last updated on August 3rd, 2025 at 8:02am MDT