

\$474,900 - 11 Haney Landing, Spruce Grove

MLS® #E4438597

\$474,900

4 Bedroom, 3.00 Bathroom, 1,454 sqft

Single Family on 0.00 Acres

Hilldowns, Spruce Grove, AB

Fabulous family home in Hilldowns! Modified bilevel features soaring vaulted ceilings and a primary suite up over the garage away from the hustle and bustle of the household; primary boasts walk-in closet with built ins & ensuite with large corner tub & separate shower. The semi-open concept living has a well laid out kitchen with corner pantry, tons of counterspace. Dining space and livingroom are spacious and functional, with bookshelf feature in livingroom. 2 more beds on main floor plus 4 piece bath. Basement is fully finished with HUGE family room, 4th bed with walk-in closet, 3rd full bathroom, & ample storage/laundry space. Some updates include shingles, A/C & hot water tank, plus freshly painted on the main floor! Pie lot Backyard is spacious with BIG deck, fenced dog run area, gardening planter boxes, childrens play set that STAYS, & blueberry, raspberry, saskatoon & pear plants!

Built in 2005

Essential Information

| | |
|------------|-----------|
| MLS® # | E4438597 |
| Price | \$474,900 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |



| | |
|----------------|------------------------|
| Square Footage | 1,454 |
| Acres | 0.00 |
| Year Built | 2005 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 11 Haney Landing |
| Area | Spruce Grove |
| Subdivision | Hilldowns |
| City | Spruce Grove |
| County | ALBERTA |
| Province | AB |
| Postal Code | T7X 0A2 |

Amenities

| | |
|----------------|--|
| Amenities | Air Conditioner, Deck, Exterior Walls- 2"x6", No Smoking Home, Vaulted Ceiling, Vinyl Windows, See Remarks |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, See Remarks, TV Wall Mount |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Cul-De-Sac, Fenced, Fruit Trees/Shrubs, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |

Foundation Concrete Perimeter

School Information

Elementary Millgrove
Middle Woodhaven
High Spruce Composite

Additional Information

Date Listed May 26th, 2025
Days on Market 22
Zoning Zone 91

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