

## \$605,000 - 17 Holdin Crest, Spruce Grove

MLS® #E4437659

**\$605,000**

4 Bedroom, 3.00 Bathroom, 2,258 sqft

Single Family on 0.00 Acres

Hilldowns, Spruce Grove, AB

BRAND NEW, HIGHLY CUSTOMIZED, NEVER OCCUPIED, BUILT ON 32 POCKET ON 6500 SQFT LOT !! 9 FOOT CEILING THROUGHOUT THE HOUSE. 4 BED, 3 FULL BATHROOMS, SPICE KITCHEN AND MUCH MORE. Double Garage Detached Home in Spruce Grove. Main floor living area with open to above, feature wall & fireplace. Kitchen with ample of cabinets, beautiful backsplash & centre island, and Pantry for extra storage. Dining Area combined with living. Main floor BEDROOM or could be used as an office with Main floor full bathroom. Stairs Leading you to Upper level with huge Bonus area . Primary bedroom with 5 pc luxury ensuite & Walk In Closet. 2 additional bedrooms on upper floor with common bathroom. laundry on 2nd floor for convenience. Unfinished basement with SEPARTE SIDE ENTRANCE waiting for your personal touches.

Built in 2024

### Essential Information

MLS® #	E4437659
Price	\$605,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,258



Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	17 Holdin Crest
Area	Spruce Grove
Subdivision	Hilldowns
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 0Y4

### Amenities

Amenities	Ceiling 9 ft., Closet Organizers, Detectors Smoke, 9 ft. Basement Ceiling
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Refrigerator, Stove-Countertop Gas, Stove-Gas, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Playground Nearby, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 21st, 2025
Days on Market	27

## Zoning

## Zone 91

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 16th, 2025 at 11:47pm MDT