

## \$450,000 - 110 Brookwood Drive, Spruce Grove

MLS® #E4446867

**\$450,000**

5 Bedroom, 2.50 Bathroom, 1,169 sqft

Single Family on 0.00 Acres

Brookwood, Spruce Grove, AB

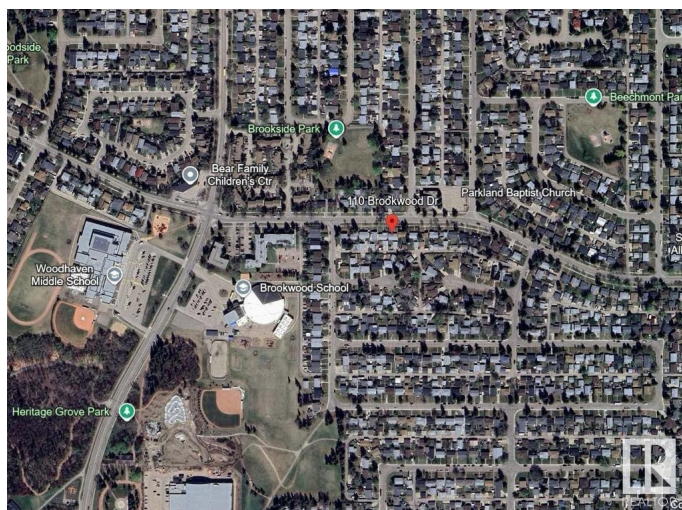
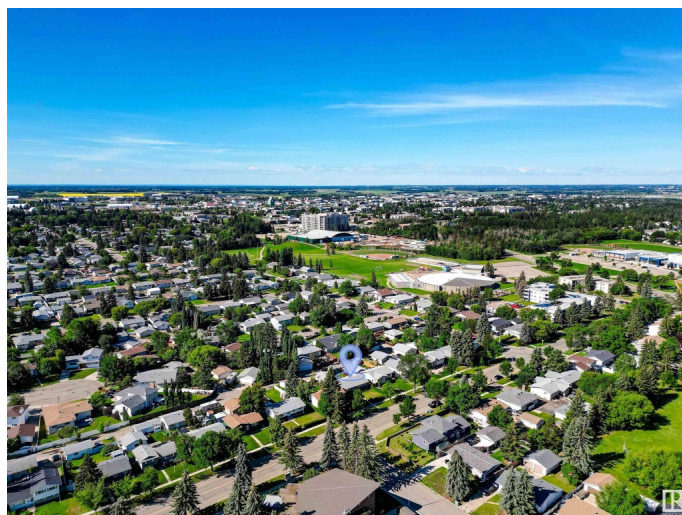
Beautiful Brookwood Bungalow! This absolute GEM has been totally upgraded with newer windows, doors, flooring, trim, baseboards, outlets, switches, light fixtures. Newer kitchen with GRANITE countertops, stainless steel appliances and soft close drawers. Over 2100 sq.ft. of thoughtfully designed living space, 5-bedroom, 2.5 bath home combines modern flair with everyday comfort. On the main floor you'll find a bright and airy open-concept floor plan that takes you seamlessly thru the cozy living room, dining and kitchen areas. The Primary bedroom offers a private 2 piece en-suite. Downstairs there is a generous Rec Room alongside 2 additional bedrooms and full bath. Quaint hedge enclosed front yard and a backyard that features a DECK with BBQ gas hookup, A firepit, and a huge new shed (16 X 12) suitable as a WORKSHOP. The DOUBLE OVERSIZED GARAGE ensures year-round indoor parking and extra workspace. Family Friendly neighbourhood just minutes from schools, parks, golf, vibrant shopping, cafes and more!!

Built in 1971

### Essential Information

MLS® # E4446867

Price \$450,000



Bedrooms	5
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,169
Acres	0.00
Year Built	1971
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	110 Brookwood Drive
Area	Spruce Grove
Subdivision	Brookwood
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 1G8

### Amenities

Amenities	Air Conditioner, Deck, Detectors Smoke, Fire Pit, Smart/Program. Thermostat, R.V. Storage, Television Connection, Natural Gas BBQ Hookup
Parking Spaces	4
Parking	Double Garage Detached, Over Sized, Rear Drive Access, RV Parking

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood
Exterior Features	Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood
Foundation	Concrete Perimeter

### School Information

Elementary	Brookwood School
Middle	Woodhaven Middle School
High	Spruce Grove Composite

### Additional Information

Date Listed	July 10th, 2025
Days on Market	1
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 July 11th, 2025 at 9:17am MDT