

## \$389,900 - 26 West Terrace Place, Spruce Grove

MLS® #E4462545

**\$389,900**

5 Bedroom, 2.50 Bathroom, 1,047 sqft

Single Family on 0.00 Acres

West Grove, Spruce Grove, AB

Rare find alert! This fully finished bungalow offers unbeatable value in a price range where detached single family homes are hard to come by! With over 1000 sq ft above grade, 5 bedrooms (3 on main floor), 2.5 bathrooms including a two-piece en-suite and two spacious living rooms, this home is designed for comfort and functionality. The open concept kitchen flows seamlessly into the dinette and living space, perfect for cozy fall evenings and lively gatherings. Enjoy central air conditioning, refreshed kitchen finishes, and brand new carpet in the bedrooms and basement. Major updates over the years include shingles, windows, and hot water tank. The west-facing composite deck is ideal for morning coffee, and there's ample storage and parking in this established neighborhood near Grove Heritage Park trails, schools, and playgrounds. Quick possession available - secure this rare detached gem before the snow flies and the season shifts.

Built in 1980

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4462545  |
| Price     | \$389,900 |
| Bedrooms  | 5         |
| Bathrooms | 2.50      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,047                  |
| Acres          | 0.00                   |
| Year Built     | 1980                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 26 West Terrace Place |
| Area        | Spruce Grove          |
| Subdivision | West Grove            |
| City        | Spruce Grove          |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T7X 1T3               |

### Amenities

|           |                                       |
|-----------|---------------------------------------|
| Amenities | Air Conditioner, Deck, See Remarks    |
| Parking   | Parking Pad Cement/Paved, See Remarks |

### Interior

|                   |                                                                                                                            |
|-------------------|----------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                           |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                  |
| Stories           | 2                                                                                                                          |
| Has Basement      | Yes                                                                                                                        |
| Basement          | Full, Finished                                                                                                             |

### Exterior

|                   |                                                           |
|-------------------|-----------------------------------------------------------|
| Exterior          | Wood, Vinyl                                               |
| Exterior Features | Fenced, Landscaped, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                          |
| Construction      | Wood, Vinyl                                               |
| Foundation        | Concrete Perimeter                                        |

### Additional Information

Date Listed            October 16th, 2025

Days on Market      5

Zoning                Zone 91

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Listing information last updated on October 21st, 2025 at 1:32am MDT