

\$517,500 - 78 Garneau Gate, Spruce Grove

MLS® #E4459947

\$517,500

4 Bedroom, 3.50 Bathroom, 1,393 sqft

Single Family on 0.00 Acres

Greenbury, Spruce Grove, AB

Forget the stress and extra expenses of building new. This turnkey home in the award-winning Greenbury community is 100% complete, offering superior value and immediate convenience. This turnkey property delivers the full lifestyle immediately. This means the significant upgrades are already done: a fully finished basement (with a 4th bed/4pc bath), full landscaping, fencing, and an insulated/drywalled detached double garage. It's the smart, stress-free purchase for a growing family! The open-concept main floor boasts a spectacular kitchen with quartz countertops and SS appliances, flowing into a cozy living room with a fireplace. The upper level offers a primary suite with a walk-in closet/4pc ensuite, two additional spacious bedrooms, and an upstairs laundry. Enjoy the benefits of an established neighborhood, steps from Jubilee Park, Prescott K-9 School, and the YMCA Wellness Centre. Stop paying to finish a house—start enjoying your life.

Built in 2019

Essential Information

MLS® # E4459947

Price \$517,500

Bedrooms 4



| | |
|----------------|------------------------|
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,393 |
| Acres | 0.00 |
| Year Built | 2019 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 78 Garneau Gate |
| Area | Spruce Grove |
| Subdivision | Greenbury |
| City | Spruce Grove |
| County | ALBERTA |
| Province | AB |
| Postal Code | T7X 0Z7 |

Amenities

| | |
|-----------|---|
| Amenities | Ceiling 10 ft., No Animal Home, No Smoking Home |
| Parking | Double Garage Detached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |

Foundation Concrete Perimeter

Additional Information

Date Listed September 29th, 2025

Days on Market 2

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 October 1st, 2025 at 6:47am MDT