

## \$475,000 - 90 Kingsbury Circle, Spruce Grove

MLS® #E4434190

**\$475,000**

4 Bedroom, 3.50 Bathroom, 1,707 sqft

Single Family on 0.00 Acres

Kenton, Spruce Grove, AB

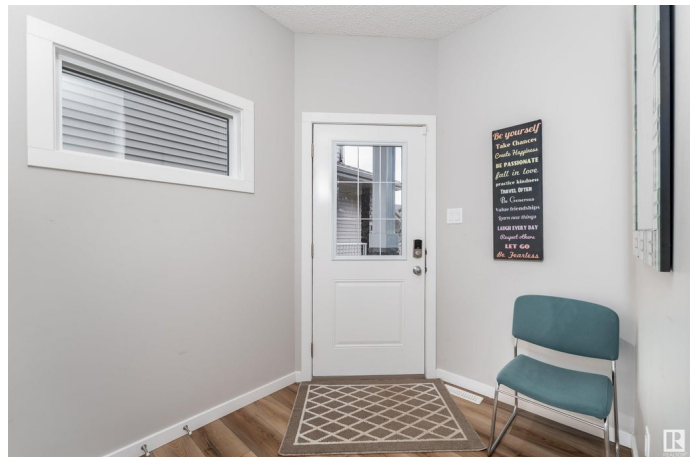
This one is a STUNNER! Welcome to this gorgeous Half Duplex in Kenton. This open concept, modern home was built in 2021 by Bedrock Homes and is waiting for you! This bright & airy duplex features 4 BEDROOMS, 3.5 BATHROOMS, a BONUS ROOM and in the BASEMENT - A SECONDARY LIVING SPACE WITH KITCHEN featuring butcher block countertops. On the main level and upper level youâ€™ll find QUARTZ COUNTERTOPS and modern lighting throughout. The gorgeous white kitchen includes an undermounted sink, STAINLESS STEEL APPLIANCES and a MASSIVE ISLAND. Primary Bedroom includes a large WALK-IN CLOSET and tranquil 4 PIECE ENSUITE. The kitchen, upstairs bedrooms and bonus room are all wired for cable and internet. If all of that wasn't enough, this duplex is SMART HOME CONNECTED: the main floor lighting, thermostat, front door and garage door can all be controlled by your phone! There is shopping very close by and the location is a commuterâ€™s dream: just a short distance to HWY 16. Your new home awaits!

Built in 2021

### Essential Information

MLS® #

E4434190



Price	\$475,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,707
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	90 Kingsbury Circle
Area	Spruce Grove
Subdivision	Kenton
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 0C9

### Amenities

Amenities	Ceiling 9 ft., No Animal Home, No Smoking Home, HRV System
Parking	Double Garage Attached

### Interior

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

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped, Partially Landscaped, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	Brookwood
Middle	Greystone Centennial
High	Spruce Grove Composite

**Additional Information**

Date Listed	May 2nd, 2025
Days on Market	1
Zoning	Zone 91

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Listing information last updated on May 3rd, 2025 at 9:02pm MDT