

\$425,000 - 90 Greenbury Boulevard, Spruce Grove

MLS® #E4448252

\$425,000

4 Bedroom, 3.50 Bathroom, 1,314 sqft

Single Family on 0.00 Acres

Greenbury, Spruce Grove, AB

Upgrades AND a Great Location! This 4-bed, 4-bath 2-storey features a beautiful kitchen with quartz counters and seating at the peninsula, a sunny dining room, and a front living room with hardwood floors. Upstairs, a relaxing primary suite features double closets and 3-pc ensuite with a large shower. Two additional bedrooms, a 4-pc main bathroom complete the upper floor. A finished basement offers a 4th bedroom, 3-pc bath, family room and laundry. The backyard is fenced and landscaped, has a large deck for entertaining, and a 21x21 garage keeps your vehicles snow-free. Greenbury is one of the most innovative new communities in the Edmonton Area, and this fantastic brownstone is situated close to the 60-acre Jubilee Park, and the Prescott K-9 School and the Beaverbrook Wellness Centre, which includes a YMCA facility and after-school care. Its focus on sustainable, green living appeals to young families and those who value the eco-friendly choices put in place by this award-winning community.

Built in 2013

Essential Information

MLS® # E4448252

Price \$425,000



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,314
Acres	0.00
Year Built	2013
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	90 Greenbury Boulevard
Area	Spruce Grove
Subdivision	Greenbury
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 0A7

Amenities

Amenities	Deck
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
Exterior Features	Back Lane, Fenced, Golf Nearby, Landscaped, Picnic Area, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Stone
Foundation	Concrete Perimeter

School Information

Elementary	Prescott K-9/St Marg K-4
Middle	Prescott K-9/St Thomas 5-8
High	SGCHS 10-12/St Peter 9-12

Additional Information

Date Listed	July 17th, 2025
Days on Market	16
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 August 2nd, 2025 at 3:47am MDT