

\$420,000 - 64 Leyland Way, Spruce Grove

MLS® #E4458565

\$420,000

3 Bedroom, 2.50 Bathroom, 1,663 sqft

Single Family on 0.00 Acres

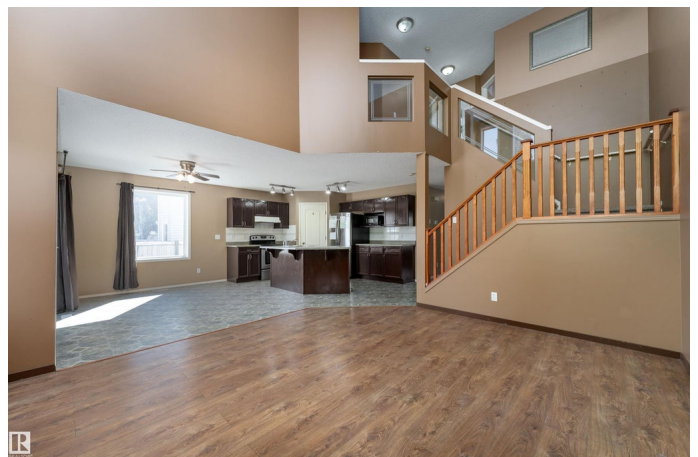
Lakewood_SPGR, Spruce Grove, AB

Your perfect family home awaits at 64 Leyland Way! This beautiful 2-STOREY HOME with 1663 SQ FT offers 3 bedrooms and 2.5 bathrooms in the heart of Spruce Grove. The open-concept kitchen is a chef's dream with STAINLESS STEEL APPLIANCES, light countertops, a large island, and plenty of cabinet and pantry space, all flowing into the bright living room featuring a cozy TILE-SURROUNDED FIREPLACE and large windows that fill the space with natural light. The main floor is complete with laundry, mudroom, and a stylish 2-piece bathroom. Upstairs you'll find a spacious primary suite with walk-in closet and 3-piece ensuite, along with two additional bedrooms and another full 4-piece bathroom. The PARTLY FINISHED BASEMENT provides room to grow, while CENTRAL A/C keeps you comfortable year-round. Outside, enjoy the COVERED DECK, landscaped yard with firepit, and an ATTACHED DOUBLE GARAGE. With Jubilee Park, the Links at Spruce Grove golf course, and Century Crossing shopping all nearby, this home truly has it all!

Built in 2004

Essential Information

MLS® # E4458565



Price	\$420,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,663
Acres	0.00
Year Built	2004
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	64 Leyland Way
Area	Spruce Grove
Subdivision	Lakewood_SPGR
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 4P2

Amenities

Amenities	Air Conditioner, Deck, Detectors Smoke, Hot Water Tankless
Parking	Double Garage Attached

Interior

Appliances	Dishwasher-Built-In, Garage Control, Hood Fan, Refrigerator, Stove-Electric, Washer, Dryer-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Park/Reserve, Playground Nearby, Schools,

	Shopping Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Brookwood School
Middle	Woodhaven Middle School
High	Spruce Grove Composite Hig

Additional Information

Date Listed	September 19th, 2025
Days on Market	7
Zoning	Zone 91

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Listing information last updated on September 25th, 2025 at 10:32pm MDT