

\$165,000 - 216 240 Spruce Ridge Road, Spruce Grove

MLS® #E4459455

\$165,000

2 Bedroom, 2.00 Bathroom, 840 sqft

Condo / Townhouse on 0.00 Acres

Spruce Ridge, Spruce Grove, AB

Welcome to Spruce Ridge Manor! This bright and spacious 2-bedroom, 2-bathroom condo backs directly onto a greenspaceâ€”offering peaceful views and added privacy. The renovated kitchen features modern cabinets and an open layout, perfect for cooking and entertaining with ease. Enjoy the convenience of two full bathrooms, ideal for guests or shared living. The primary bedroom features a convenient walk-through closet and 4pc ensuite. The 2nd bedroom is on the opposite side of the living space, great for roommates or families. The southeast facing balcony provides a great sunny space to relax! Located in a quiet, well-maintained building in one of Spruce Groveâ€™s most desirable neighbourhoods, youâ€™ll love being walking distance from the scenic Spruce Grove trail system and just steps from the Tri-Leisure Centre for year-round recreation. Whether you're a first-time buyer, downsizing, or investing, this condo offers incredible lifestyle, location and value!

Built in 2008

Essential Information

MLS® # E4459455

Price \$165,000

Bedrooms 2



Bathrooms	2.00
Full Baths	2
Square Footage	840
Acres	0.00
Year Built	2008
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	216 240 Spruce Ridge Road
Area	Spruce Grove
Subdivision	Spruce Ridge
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 2J7

Amenities

Amenities	Parking-Visitor, Security Door
Parking Spaces	1
Parking	Stall

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Baseboard, Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Backs Onto Park/Trees, Golf Nearby, Picnic Area, Playground Nearby, Public Swimming Pool, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 25th, 2025
Zoning	Zone 91
Condo Fee	\$429

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