

Courtesy Of Joe Tolvay Of Exp Realty

## **\$489,900 - 60 Haney Co, Spruce Grove**

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MLS® #E4454290

**\$489,900**

3 Bedroom, 3.00 Bathroom, 1,480 sqft

Single Family on 0.00 Acres

Hilldowns, Spruce Grove, AB

Build Your Legacy in Hilldowns! Welcome to this 1600+ sqft bi-level with a fully finished double attached garage, fully finished basement, 3 bedrooms, 3 bathrooms, AC, soaring vaulted ceilings and so much more. Upgrades include: brand new vinyl flooring throughout, freshly painted from top to bottom, new lighting, new SS appliances and completely redone landscaping! The main floor features an open floorplan where the kitchen flows into the living areas complete with a massive window, built-in gas fireplace, and formal flex room. A large bedroom and full bathroom complete the main floor. Upstairs, the huge primary retreat includes a walk-in closet and 4pc ensuite. The basement is spacious and has extra storage, 3rd bedroom, another full bathroom and plenty of room for entertaining! Enjoy relaxing on the deck with the added convenience of a natural gas hook up for your BBQ and an amazing view of your picture perfect, functional shed. Close to all amenities, make this house the next one you call "home"!

Built in 2007

### **Essential Information**

MLS® # E4454290

Price \$489,900



Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,480
Acres	0.00
Year Built	2007
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	60 Haney Co
Area	Spruce Grove
Subdivision	Hilldowns
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 0B3

### Amenities

Amenities	Air Conditioner, Ceiling 10 ft., Ceiling 9 ft., Deck, No Smoking Home, Vaulted Ceiling, Vinyl Windows
Parking	Double Garage Attached, Insulated

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Gas, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	August 22nd, 2025
Days on Market	1
Zoning	Zone 91

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Listing information last updated on August 23rd, 2025 at 10:17am MDT