

# \$563,400 - 51 Ashbury Crescent, Spruce Grove

MLS® #E4432296

**\$563,400**

3 Bedroom, 2.50 Bathroom, 1,934 sqft  
Single Family on 0.00 Acres

Jesperdale, Spruce Grove, AB

The Aera offers smart and stylish living designed to fit the rhythm of modern life. On the main floor, youâ€™re welcomed into a bright, open-concept space where the kitchen, dining area, and great room flow together seamlessly. The kitchen features full quartz countertops, a large island, and a hood fan above the stoveâ€”blending functionality with clean, contemporary design. At the heart of the living space, a fireplace adds a cozy focal point, perfect for chilly evenings or quiet weekends at home. Upstairs, youâ€™ll find three bedrooms, including a private primary bedroom with a walk-in closet and a well-appointed ensuite featuring dual sinks and a walk-in shower. A central bonus room creates a flexible space for movie nights, study sessions, or a cozy retreat, while the upstairs laundry room keeps day-to-day tasks simple and efficient. A side entrance for flexibility and future development potential, as well as a double attached garage complete this beautiful home. Photos representative.



Built in 2025

## Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4432296  |
| Price    | \$563,400 |
| Bedrooms | 3         |

|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,934                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### **Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 51 Ashbury Crescent |
| Area        | Spruce Grove        |
| Subdivision | Jesperdale          |
| City        | Spruce Grove        |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T7X 3C6             |

### **Amenities**

|                |                                 |
|----------------|---------------------------------|
| Amenities      | No Animal Home, No Smoking Home |
| Parking Spaces | 4                               |
| Parking        | Double Garage Attached          |

### **Interior**

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | None                      |
| Heating           | Forced Air-1, Natural Gas |
| Fireplace         | Yes                       |
| Fireplaces        | Insert                    |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

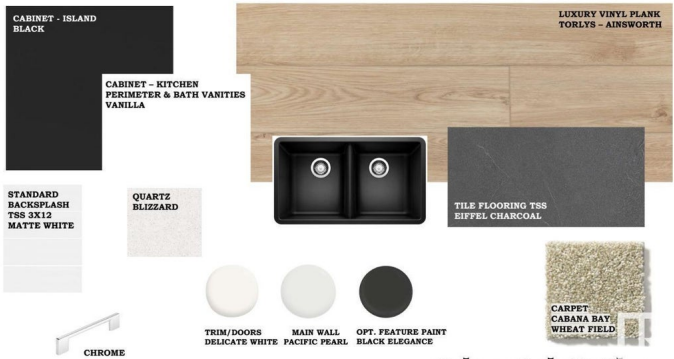
### **Exterior**

|                   |                                                           |
|-------------------|-----------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                        |
| Exterior Features | Park/Reserve, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                          |

Construction Wood, Stone, Vinyl  
Foundation Concrete Perimeter

Additional Information

Date Listed April 23rd, 2025  
Days on Market 20  
Zoning Zone 91



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