

## \$569,900 - 6 Cobblestone Gate, Spruce Grove

MLS® #E4419425

**\$569,900**

3 Bedroom, 2.50 Bathroom, 1,886 sqft

Single Family on 0.00 Acres

Copperhaven, Spruce Grove,

Discover Your Dream Home in Copperhaven, Spruce Grove. Nestled in a peaceful community surrounded by nature, this 3-bedroom, 2.5-bath single-family home offers 9' ceilings on the main floor, complete with a convenient half bath. The upgraded kitchen features stunning 42" cabinets, quartz countertops, included hood fan, large pantry, gas line to stove, and a waterline to the fridge—ideal for modern living. Upstairs, you'll find a bonus room, den, spacious walk-in laundry room, a full 4-piece bathroom, and 3 generously sized bedrooms perfect for your growing family. The primary suite is a true retreat, offering a walk-in closet and a luxurious ensuite with double sinks. Additional features include a separate side entrance, double attached garage, an unfinished basement with painted floors, a \$3,000 appliance allowance, triple-pane windows, and a high-efficiency furnace. Buy with confidence—built by Rohit. CONSTRUCTION TO START EARLY FEB. Appliances/fireplace not included.

Built in 2025

### Essential Information

MLS® # E4419425

Price \$569,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,886
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	6 Cobblestone Gate
Area	Spruce Grove
Subdivision	Copperhaven
City	Spruce Grove
County	ALBERTA
Postal Code	X0X 0X0

### Amenities

Amenities	Ceiling 9 ft., Vinyl Windows, See Remarks, Natural Gas Stove Hookup
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener, Hood Fan, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Not Landscaped, Park/Reserve, Playground Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Copperhaven School
Middle	Copperhaven School
High	St. Peter the Apostle Cath

**Additional Information**

Date Listed	January 25th, 2025
Days on Market	98
Zoning	Zone 91



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