# \$527,800 - 20 Hazelwood Lane, Spruce Grove

MLS® #E4462623

### \$527,800

3 Bedroom, 3.00 Bathroom, 2,082 sqft Single Family on 0.00 Acres

Hilldowns, Spruce Grove, AB

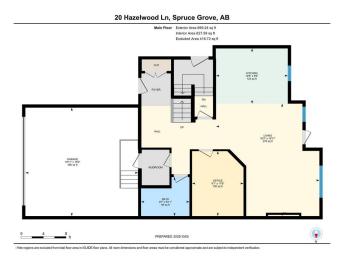
RARE FIND! Built by Sunnyview Homes this half duplex boasts over 2100sqft. OVERSIZED double attached garage with a HUGE 4 car driveway. Main floor den/bedroom with a 3-piece bathroom. The U-shaped kitchen features, upgraded ceiling height cabinets with quartz countertops. The open to below living space has a feature wall with an electric fireplace. The glass railing with step lights leads upstairs to a good sized bonus room over looking the living room. Primary bedroom features a WIC and 5-piece ensuite with double vanity, jacuzzi and custom shower w/bench for added convenience. Additionally there are 2 good sized bedrooms that share a 4-piece bathroom. Features upper level laundry, a separate side entrance to the basement, large backyard, 3 gas lines, garage drain, plush carpet, premium lighting package, MDF shelving and much more. Plenty of large windows throughout. Close to shopping, schools, and public transportation. The size and upgrades are a rare find for a duplex! Must see.

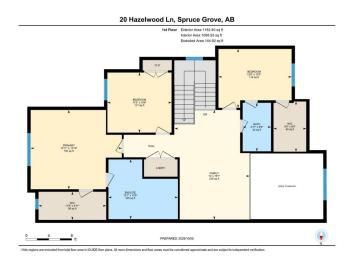
Built in 2025

#### **Essential Information**

MLS® # E4462623 Price \$527,800







Bedrooms 3

Bathrooms 3.00

Full Baths 3

Square Footage 2,082

Acres 0.00

Year Built 2025

Type Single Family

Sub-Type Half Duplex

Style 2 Storey

Status Active

# **Community Information**

Address 20 Hazelwood Lane

Area Spruce Grove

Subdivision Hilldowns

City Spruce Grove

County ALBERTA

Province AB

Postal Code T7X 0R7

### **Amenities**

Amenities Ceiling 9 ft., Parking-Extra

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Garage Control, Garage Opener, Hood Fan

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Remote Control

Stories 2

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Stone, Vinyl, Hardie Board Siding

Exterior Features Airport Nearby, Golf Nearby, Playground Nearby, Public Transportation,

Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Stone, Vinyl, Hardie Board Siding

Foundation Concrete Perimeter

## **Additional Information**

Date Listed October 17th, 2025

Days on Market 12

Zoning Zone 91

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Listing information last updated on October 28th, 2025 at 11:02pm MDT