

Courtesy Of Aaron H Robinson Of Century 21 Masters

\$374,999 - 17 Ventura Street, Spruce Grove

MLS® #E4427857

\$374,999

2 Bedroom, 2.50 Bathroom, 977 sqft
Single Family on 0.00 Acres

Spruce Village, Spruce Grove, AB

Welcome to 17 Ventura Street, a beautifully updated home offering modern comfort and style. This bright & airy 2-bedroom, 3-bathroom property features 1 year old shingles, new carpets & Luxury Vinyl Plank flooring on the main level, creating a fresh and inviting atmosphere. The spacious living areas flow seamlessly, while the attached single-car garage provides convenience. The finished basement is a true standout, designed as the ultimate Oilers fan retreat. Sporting bold blue & orange colors, this dedicated sports cave is the perfect place to cheer on your team in style. Complete with a built-in bar, it offers the ideal space for game-day gatherings, entertaining guests, or simply unwinding after a long day. Step outside to enjoy the west-facing yard, perfect for soaking up the afternoon sun. A custom pergola adds charm & functionality, creating a welcoming outdoor space for dining, relaxing, or entertaining. Thoughtfully designed & move-in ready, this home combines charm with contemporary updates.

Built in 2003

Essential Information

MLS® # E4427857

Price \$374,999



| | |
|----------------|---------------|
| Bedrooms | 2 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 977 |
| Acres | 0.00 |
| Year Built | 2003 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 17 Ventura Street |
| Area | Spruce Grove |
| Subdivision | Spruce Village |
| City | Spruce Grove |
| County | ALBERTA |
| Province | AB |
| Postal Code | T7X 4M7 |

Amenities

| | |
|----------------|------------------------|
| Amenities | Deck, No Smoking Home |
| Parking Spaces | 3 |
| Parking | Single Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric, Wine/Beverage Cooler |
| Heating | Forced Air-2, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Insert |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|----------|--------------------|
| Exterior | Wood, Brick, Vinyl |
|----------|--------------------|

| | |
|-------------------|---|
| Exterior Features | Fenced, Fruit Trees/Shrubs, Low Maintenance Landscape, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Brick, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|------------------------|
| Elementary | Brookwood School |
| Middle | Greystone Centennial |
| High | Spruce Grove Composite |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 27th, 2025 |
| Days on Market | 9 |
| Zoning | Zone 91 |

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Listing information last updated on April 5th, 2025 at 2:02am MDT