

\$314,900 - #49 Wellington Crescent, Spruce Grove

MLS® #E4443814

\$314,900

3 Bedroom, 2.50 Bathroom, 1,200 sqft
Single Family on 0.00 Acres

Woodhaven_SPGR, Spruce Grove, AB

Welcome to 49 Wellington Crescent in Woodhaven, Spruce Grove! This FULLY FINISHED 2-storey home is packed with CHARM, FUNCTIONALITY and SMART updates. The main floor offers a OPEN BRIGHT kitchen and dining area with TILE floors, patio doors that lead to an 8X12 DECK, plus a COZY living room with a wood-burning FIREPLACE and a convenient 2-piece bath. GORGEOUS staircase with a landing OVERLOOKING the Living room area. Upstairs you'll find 3 bedrooms and a 4-piece bath. The basement features a REC ROOM, 3-piece bath and VINYL PLANK flooring. Recent upgrades include a newer FURNACE, HOT WATER TANK, and CENTRAL- A/C (2022). The backyard features ALLY ACCESS, a cement PARKING PAD, 2 garden wood boxes and a Storage Shed. Front offers 2-gravel parking pad and plenty of street parking. Updated VINYL WINDOWS throughout (except basement). Located close to schools and parks. Perfect for families or first-time buyers! A warm and welcoming home with timeless appeal!

Built in 1978

Essential Information

MLS® #	E4443814
Price	\$314,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,200
Acres	0.00
Year Built	1978
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	#49 Wellington Crescent
Area	Spruce Grove
Subdivision	Woodhaven_SPGR
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 1K4

Amenities

Amenities	Air Conditioner, Closet Organizers, Deck, Detectors Smoke, No Smoking Home, Vinyl Windows
Parking	2 Outdoor Stalls, Front/Rear Drive Access, Parking Pad Cement/Paved

Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Freezer, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Metal
Exterior Features	Back Lane, Fenced, Fruit Trees/Shrubs, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Metal

Foundation Concrete Perimeter

Additional Information

Date Listed June 23rd, 2025

Days on Market 11

Zoning Zone 91

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on July 4th, 2025 at 3:03pm MDT