

## \$625,000 - 115 Hilldowns Drive, Spruce Grove

MLS® #E4463038

**\$625,000**

4 Bedroom, 3.50 Bathroom, 1,934 sqft

Single Family on 0.00 Acres

Hilldowns, Spruce Grove, AB

Welcome to 115 Hilldowns Drive â€” a beautifully maintained home where comfort, style, and location meet! This open-concept layout features a bright living room, dining area, and kitchen with a walkthrough pantry, and a convenient half bath â€” perfect for family living and entertaining. Upstairs offers a cozy bonus room, two bedrooms, laundry, a 4-piece bath, and a luxurious primary suite with a 5-piece ensuite and walk-in closet. The fully finished basement adds even more space with a large rec area ideal for movie nights, workouts, or play, plus a fourth bedroom and another full bath. Enjoy the attached oversized garage and a backyard that backs onto a peaceful green space and park. With new carpet and hardwood upstairs, this 2015-built home is move-in ready. Close to shopping, schools, and with easy access to Hwy 16 â€” this home truly has it all!

Built in 2015

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4463038  |
| Price      | \$625,000 |
| Bedrooms   | 4         |
| Bathrooms  | 3.50      |
| Full Baths | 3         |
| Half Baths | 1         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,934                  |
| Acres          | 0.00                   |
| Year Built     | 2015                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 115 Hilldowns Drive |
| Area        | Spruce Grove        |
| Subdivision | Hilldowns           |
| City        | Spruce Grove        |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T7X 0J1             |

### Amenities

|           |                                                                                                                                                                                                                          |
|-----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Off Street Parking, On Street Parking, Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Exterior Walls- 2"x6", Hot Water Natural Gas, No Smoking Home, Vaulted Ceiling, Vinyl Windows, HRV System, 9 ft. Basement Ceiling |
| Parking   | 2 Outdoor Stalls, Double Garage Attached                                                                                                                                                                                 |

### Interior

|                   |                                                                                                                                                                                             |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                            |
| Appliances        | Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Microwave Hood Fan, Storage Shed, Stove-Electric, Washer, Window Coverings, Refrigerators-Two, Projector, TV Wall Mount |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                   |
| Fireplace         | Yes                                                                                                                                                                                         |
| Fireplaces        | Tile Surround                                                                                                                                                                               |
| Stories           | 3                                                                                                                                                                                           |
| Has Basement      | Yes                                                                                                                                                                                         |
| Basement          | Full, Finished                                                                                                                                                                              |

### Exterior

|                   |                                                                                                                          |
|-------------------|--------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                                       |
| Exterior Features | Backs Onto Park/Trees, Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, Park/Reserve, Picnic Area, Playground |

|              |                                                         |
|--------------|---------------------------------------------------------|
|              | Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof         | Asphalt Shingles                                        |
| Construction | Wood, Stone, Vinyl                                      |
| Foundation   | Concrete Perimeter                                      |

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 22nd, 2025 |
| Days on Market | 6                  |
| Zoning         | Zone 91            |

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Listing information last updated on October 27th, 2025 at 11:02pm MDT