

Courtesy Of Jas S Dogra Of MaxWell Polaris

# \$489,000 - 30 Westwyck Link, Spruce Grove

MLS® #E4424694

**\$489,000**

3 Bedroom, 3.00 Bathroom, 1,691 sqft  
Single Family on 0.00 Acres

Fenwyck, Spruce Grove, AB

Your new address in Fenwyck surrounded by walkways and trails. This beautiful open concept home boasts a huge living space with a feature fireplace wall and an ample sized kitchen, a big island with a neatly tucked away dining area. A Den/Bedroom with a full bathroom and Laundry on the main floor. Upstairs consist of a bonus room, A primary bedroom with a good sized en-suite and a walk-in-closet. Two more good sized bedrooms with a full bathroom. The package gets completed and complimented by a 10'x10' deck and a double detached garage. A separate entrance to the basement is another extra feature. Still time to choose your finishings



**CANNES**  
1690sq.ft.  
House Width - 22'



Floor plan, specifications & dimensions shown are approximate and subject to change without notice.

Built in 2025

## Essential Information

MLS® #	E4424694
Price	\$489,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,691
Acres	0.00
Year Built	2025
Type	Single Family

Sub-Type Detached Single Family  
Style 2 Storey  
Status Active

**CANNES**

1690sq.ft.  
House Width - 22'

### Community Information

Address 30 Westwyck Link  
Area Spruce Grove  
Subdivision Fenwyck  
City Spruce Grove  
County ALBERTA  
Province AB  
Postal Code T7X 3H1

### Amenities

Amenities See Remarks  
Parking Double Garage Detached

### Interior

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

### Exterior

Exterior Wood, Fiber Cement, Stone, Vinyl  
Exterior Features See Remarks  
Roof Asphalt Shingles  
Construction Wood, Fiber Cement, Stone, Vinyl  
Foundation Concrete Perimeter

### Additional Information

Date Listed March 7th, 2025  
Days on Market 27  
Zoning Zone 91



869 SQ.FT.  
MAIN FLOOR

821 SQ.FT.  
SECOND FLOOR

REALTOR®

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 April 3rd, 2025 at 3:17am MDT