

## \$700,000 - 132 50 Heatherglen Drive, Spruce Grove

MLS® #E4458769

**\$700,000**

3 Bedroom, 3.00 Bathroom, 1,453 sqft

Condo / Townhouse on 0.00 Acres

Heatherglen, Spruce Grove, AB

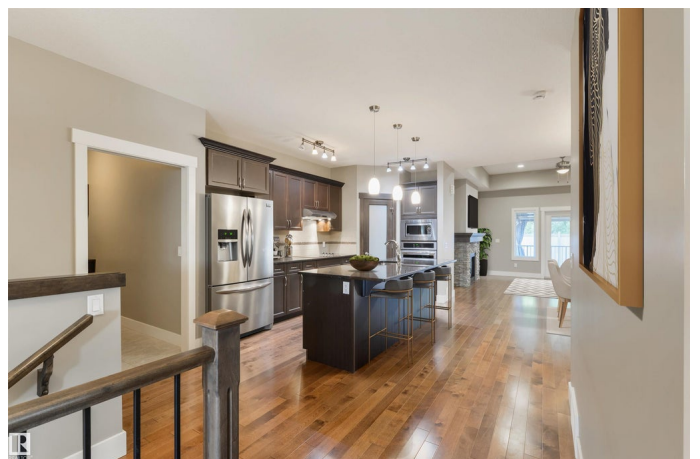
Heritage Creek is one of the most desired adult-living (55+) retirement communities in the Tri-Area because of its security behind gated walls, and its focus on investing in your lifestyle “your life, your way. Perfectly positioned in the community, this bungalow features central A/C, an open layout, 9’™ ceilings, hardwood flooring, a chef’s™ kitchen with warm-toned cabinetry, built-in stainless appliances, stone countertops, & separate dinette, recessed living room ceilings, main-floor laundry, 3 total bedrooms including a king-sized owner’s™ suite with walk-in closet and 5pc ensuite, and a fully-finished basement with massive storage room. Complete with a covered WEST-FACING composite deck, double-attached garage with EPOXY flooring, and low condo fees - whether you’re™ an avid traveler, pickleball player, walker, empty-nester, retiree, or enjoy the social aspects of engaging with your neighbors, Heritage Creek has something to offer everyone “you’re™ going to love it here!

Built in 2014

### Essential Information

MLS® # E4458769

Price \$700,000



|                |                      |
|----------------|----------------------|
| Bedrooms       | 3                    |
| Bathrooms      | 3.00                 |
| Full Baths     | 3                    |
| Square Footage | 1,453                |
| Acres          | 0.00                 |
| Year Built     | 2014                 |
| Type           | Condo / Townhouse    |
| Sub-Type       | Detached Condominium |
| Style          | Bungalow             |
| Status         | Active               |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 132 50 Heatherglen Drive |
| Area        | Spruce Grove             |
| Subdivision | Heatherglen              |
| City        | Spruce Grove             |
| County      | ALBERTA                  |
| Province    | AB                       |
| Postal Code | T7X 0R6                  |

### Amenities

|           |                                                                                                                                                                                |
|-----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Ceiling 9 ft., Club House, Deck, Exercise Room, Fire Pit, Front Porch, No Animal Home, No Smoking Home, Party Room, Racquet Courts, Social Rooms, See Remarks |
| Parking   | Double Garage Attached, Insulated, See Remarks                                                                                                                                 |

### Interior

|                   |                                                                                                                                                                                                 |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                       |
| Fireplace         | Yes                                                                                                                                                                                             |
| Fireplaces        | See Remarks                                                                                                                                                                                     |
| Stories           | 2                                                                                                                                                                                               |
| Has Basement      | Yes                                                                                                                                                                                             |
| Basement          | Full, Finished                                                                                                                                                                                  |

### Exterior

|                   |                                                                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                                                                |
| Exterior Features | Fenced, Flat Site, Gated Community, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                                                                  |
| Construction      | Wood, Stone, Vinyl                                                                                                                                |
| Foundation        | Concrete Perimeter                                                                                                                                |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 20th, 2025 |
| Days on Market | 37                   |
| Zoning         | Zone 91              |
| Condo Fee      | \$250                |

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Listing information last updated on October 27th, 2025 at 6:17am MDT