

Courtesy Of Jeff D Jackson Of Bode

# \$629,900 - 35 Gable Common, Spruce Grove

MLS® #E4432262

**\$629,900**

3 Bedroom, 2.50 Bathroom, 2,182 sqft  
Single Family on 0.00 Acres

Greenbury, Spruce Grove, AB

The Evan by San Rufo Homes is made for real life—blending smart functionality with elevated style. Whether you’re hosting friends or settling in for a cozy night, this layout adapts beautifully to your needs. The main floor welcomes you with a bright, open-concept design that seamlessly connects the great room, dining area, & central kitchen. The large kitchen island, walk-in pantry, and easy access to the mudroom keep everything organized & within reach. A cozy fireplace anchors the great room, while the open-to-above stairwell and vaulted ceilings add airiness & a sense of grandeur you’ll feel the moment you walk in. Upstairs, the bonus room offers a flexible hangout space—perfect for family movie nights. The primary bedroom is your personal getaway, complete with a spa-like ensuite featuring dual sinks, a drop-in tub, & a separate shower. 2 additional bedrooms, full bathroom, & a convenient second-floor laundry room round out the upper level. Photos representative. Under construction.

Built in 2025

## Essential Information

|        |           |
|--------|-----------|
| MLS® # | E4432262  |
| Price  | \$629,900 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,182                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 35 Gable Common |
| Area        | Spruce Grove    |
| Subdivision | Greenbury       |
| City        | Spruce Grove    |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T7X 2W2         |

### Amenities

|                |                                 |
|----------------|---------------------------------|
| Amenities      | No Animal Home, No Smoking Home |
| Parking Spaces | 4                               |
| Parking        | Double Garage Attached          |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | None                      |
| Heating           | Forced Air-1, Natural Gas |
| Fireplace         | Yes                       |
| Fireplaces        | Insert                    |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Back Lane, Park/Reserve, Playground Nearby, Schools, Shopping |

|              |                    |
|--------------|--------------------|
|              | Nearby             |
| Roof         | Asphalt Shingles   |
| Construction | Wood, Stone, Vinyl |
| Foundation   | Concrete Perimeter |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 23rd, 2025 |
| Days on Market | 7                |
| Zoning         | Zone 91          |

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Listing information last updated on April 30th, 2025 at 7:47am MDT