

## \$619,800 - 63 Hull Wynd, Spruce Grove

MLS® #E4418619

**\$619,800**

4 Bedroom, 2.50 Bathroom, 1,838 sqft

Single Family on 0.00 Acres

Hilldowns, Spruce Grove, AB

**BRAND NEW!!** Built by the award-winning Rococo Homes, this newly built property has been thoughtfully designed ensuring the utmost in quality. On the main floor youâ€™ll find luxury vinyl plank flooring, a 2pc bath, large living room, and a great kitchen with full-height soft-close cabinetry, center island, QUARTZ countertops, separate dinette, & walk-through pantry leading to the mudroom. Travel upstairs and youâ€™ll find plush carpeting, a dedicated laundry area, 4pc bath, and FOUR sizeable bedrooms including a king-sized ownerâ€™s suite with HUGE walk-in closet & 5pc ensuite. This home is complete with a TRIPLE-ATTACHED garage with DRIVE-THRU bay at the rear, OVERSIZED driveway (capable of storing an RV), and is BUILT-GREEN CERTIFIED â€“ truly spectacular! Situated in a cul-de-sac with a desirable WEST-FACING yard, this home is sure to check all your boxes!

Built in 2024

### Essential Information

MLS® #	E4418619
Price	\$619,800
Bedrooms	4
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,838
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	63 Hull Wynd
Area	Spruce Grove
Subdivision	Hilldowns
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 0X5

### Amenities

Amenities	No Animal Home, No Smoking Home, See Remarks
Parking	Over Sized, RV Parking, Triple Garage Attached, See Remarks

### Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener, Microwave Hood Fan
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Cul-De-Sac, Flat Site, Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed January 20th, 2025

Days on Market 86

Zoning Zone 91

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