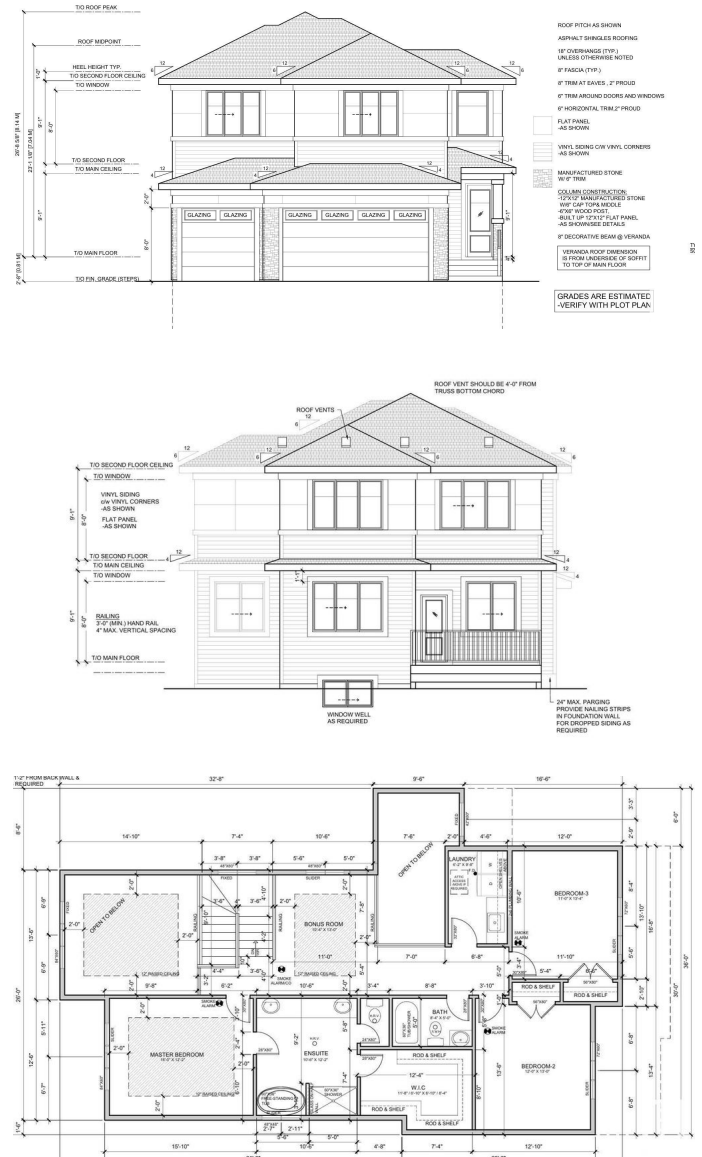


**\$774,900 - 12 Cobblestone Gate, Spruce Grove**

**\$774,900**

Copperhaven, Spruce Grove, AB

Welcome to this stunning TRIPLE GARAGE HOME nestled in a quiet CUL-DE-SAC, backing onto peaceful green space and offering over 2,400+ sq ft (RMS) of thoughtfully designed living. This elegant residence features 4 spacious bedrooms and 3 full bathrooms, including a MAIN FLOOR FULL BEDROOM AND BATHROOM—perfect for guests or multigenerational living. The home showcases TWO impressive open-to-above LIVING AREAS, a modern gourmet kitchen with a separate SPICE KITCHEN, and is filled with premium upgrades throughout. Soaring 18-foot ceilings, designer lighting, feature walls, triple-pane windows, and an electric fireplace combine to create a space that is both luxurious and inviting. Abundant natural light streams through large windows, enhancing the open, airy feel of the home. A SEPARATE SIDE ENTRANCE to the basement offers incredible potential for future development.



Built in 2025

## Essential Information

MLS® #	E4435580
Price	\$774,900
Bedrooms	4
Bathrooms	3.00

Full Baths	3
Square Footage	2,289
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	12 Cobblestone Gate
Area	Spruce Grove
Subdivision	Copperhaven
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 4E4

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Exterior Walls- 2"x6", No Animal Home, No Smoking Home, See Remarks, HRV System, Natural Gas BBQ Hookup
Parking	Triple Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	See Remarks
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, See Remarks
Exterior Features	Backs Onto Park/Trees, Corner Lot, Cul-De-Sac, Schools, See Remarks
Roof	Asphalt Shingles
Construction	Wood, See Remarks
Foundation	Slab

### Additional Information

Date Listed May 7th, 2025

Days on Market 40

Zoning Zone 91

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Listing information last updated on June 16th, 2025 at 7:17pm MDT