

## **\$759,000 - 53 Meadowgrove Lane, Spruce Grove**

MLS® #E4449828

**\$759,000**

4 Bedroom, 3.00 Bathroom, 2,616 sqft

Single Family on 0.00 Acres

McLaughlin\_SPGR, Spruce Grove, AB

**UPGRADED HOME BACKING GREENSPACE IN THE COMMUNITY OF MCLAUGHLIN!** This home boasts 28 ft Long Deck with 4 bedrooms, 3 full baths, bonus room & 9ft ceilings on all three levels. Main floor offers vinyl plank flooring, bedroom/den, family room with 18ft ceiling, fireplace. Kitchen, with modern high cabinetry, quartz countertops, island & BUTLERS PANTRY/SPICE KITCHEN, is made for cooking family meals and entertaining. Spacious dinning area with ample sunlight is perfect for get togethers. The 3 piece bath finishes the main level. Walk up stairs to master bedroom with 5 piece ensuite & spacious walk in closet, 2 bedrooms with walk in closets, full bath, laundry and bonus room. Unfinished basement with separate entrance and roughed in bathroom is waiting for creative ideas. Public transit to Edmonton, & more than 40 km of trails, your dream home home awaits. Includes: DECK/TRIPLE PANE WINDOWS/ WIRELESS SPEAKERS/ GAS HOOKUP ON DECK

Built in 2025

### **Essential Information**

MLS® # E4449828

Price \$759,000



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,616
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	53 Meadowgrove Lane
Area	Spruce Grove
Subdivision	McLaughlin_SPGR
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 0W2

### Amenities

Amenities	Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, No Animal Home, No Smoking Home, Natural Gas BBQ Hookup, Natural Gas Stove Hookup
Parking	Double Garage Attached

### Interior

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

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Golf Nearby, Playground Nearby, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 25th, 2025
Days on Market	6
Zoning	Zone 91

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