# \$899,900 - 80 Prospect Place, Spruce Grove

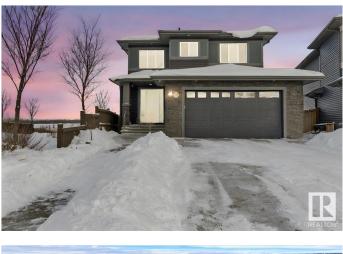
MLS® #E4420968

#### \$899,900

6 Bedroom, 3.50 Bathroom, 2,676 sqft Single Family on 0.00 Acres

Prescott, Spruce Grove, AB

Imagine a house having it all - so much space, rolling lake and landscape views, walking paths to school, modern finishings, decedent upgrades, a WALK OUT basement, and only one side neighbour. This home is here. Not to mention, the most conscientious maintenance. This newer and wonderfully upgraded home over at 2600sf and a 40ft wide lot has TWO FURNACES, TANKLESS WATER, AC, HEATED TRIPLE GARAGE w EXTRA WIDE DRIVEWAY, TRIPLE PANE WINDOWS w CUSTOM BLINDS, 2 FIREPLACES 9 ft main and basement, and 8ft 2nd floor CEILINGS, dura-deck DECKS and a CONCRETE PATIO, one deck is the full width of the house, the other off your primary bedroom. Upgraded landscaping including 5 fruit bearing trees, amongst your fountain and maintenance free exterior. There are four very well sized bedrooms upstairs, with two additional oversized bedrooms in the basement. The home has an IMMACULATE chef's dream kitchen. All shelving throughout is MDF. This opulent home is looking for the perfect family to carry on its legacy. Come home.







Built in 2020

### **Essential Information**

MLS® # E4420968 Price \$899,900

| Bedrooms       | 6                      |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,676                  |
| Acres          | 0.00                   |
| Year Built     | 2020                   |
| Туре           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

## **Community Information**

| Address     | 80 Prospect Place |
|-------------|-------------------|
| Area        | Spruce Grove      |
| Subdivision | Prescott          |
| City        | Spruce Grove      |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T7X 0E2           |

### Amenities

| Amenities     | Off Street Parking, Air Conditioner, Ceiling 9 ft., Deck, Detectors Smoke,<br>Hot Water Tankless, No Animal Home, No Smoking Home, Vinyl<br>Windows, Walkout Basement, HRV System, Natural Gas BBQ Hookup,<br>Natural Gas Stove Hookup, 9 ft. Basement Ceiling |
|---------------|--|
| Parking       | Tandem, Triple Garage Attached   |
| Is Waterfront | Yes  |

## Interior

| Interior Features | ensuite bathroom   |
|-------------------|--|
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan,<br>Oven-Built-In, Oven-Microwave, Refrigerator, Storage Shed,<br>Stove-Countertop Gas, Washer, Window Coverings, Garage Heater |
| Heating           | Forced Air-1, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Remote Control, Wall Mount, See Remarks  |
| Stories           | 3  |
| Has Basement      | Yes  |

| Basement          | Full, Finished  |
|-------------------|---|
| Exterior          |   |
| Exterior          | Wood, Brick, Vinyl  |
| Exterior Features | Backs Onto Lake, Backs Onto Park/Trees, Corner Lot, Fenced, Fruit<br>Trees/Shrubs, Landscaped, Low Maintenance Landscape, No Back<br>Lane, No Through Road, Park/Reserve, Paved Lane, Playground<br>Nearby, Private Setting, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Brick, Vinyl  |
| Foundation        | Concrete Perimeter  |

### **Additional Information**

| Date Listed    | February 10th, 2025 |
|----------------|---------------------|
| Days on Market | 67                  |
| Zoning         | Zone 91             |

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Listing information last updated on April 18th, 2025 at 12:47pm MDT