



Spruce Grove Alberta

\$611,000

Truly rare opportunity to own on Marlboro Drive backing Heritage Grove Park - the soul of The City of Spruce Grove. Perfectly placed on the wide private lot is a stately 2 story that has been carefully maintained for over 32 years by the current owners. Enter onto the gleaming hardwood floors that flow to the relaxing living room, dedicated dining room with french doors and picture window, bright and efficient kitchen with additional space for coffee bar and breakfast table, and family room featuring a gas fireplace and patio doors leading out to the tremendous 2 tier composite deck. Completing the main floor is a 2 piece bath, Laundry, and garage with polyaspartic floor coating. A charming staircase leads up to 3 bedrooms and 4 pc bath including the primary with 3 pc ensuite. The basement is partially finished with large bedroom, storage, and 3 pc bath. The serene backyard is home to many bird species including the Pileated Woodpecker, and has direct access to the Heritage Grove trail system. (id:6769)

Living room 3.72 m X 5.76 m

Dining room Measurements not available x 3.75 m

Kitchen 3.05 m X 3.4 m

Family room 3.72 m X 4.34 m

Breakfast 3.05 m X 1.54 m

Laundry room Measurements not available

Primary Bedroom 6.35 m X 3.59 m

Bedroom 2 2.71 m X 3.77 m

Bedroom 3 2.78 m X 3.77 m

Bedroom 4 3.59 m X 2.39 m

Listing Presented By:



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