



## 23 PRAIRIE Gate Spruce Grove AB

\$389,900

Absolutely meticulous Half duplex in the heart of Prescott just walking distance to Prescott School! Bedrock built, this 1466 sq ft unit is GENEROUS in size and layout! UPSTAIRS LAUNDRY ROOM (Not a closet!), MASSIVE walk in closet in the primary room along w a fully ensuite bathroom. 2 other great sized bedrooms. 3 beds 2.5 baths total. Great pride of ownership! Main floor layout and style is fantastic; Spacious front landing, half bath, big back entrance for coats/shoes/kids. 10/10 custom kitchen with a LONG quartz countertop that morphs into a sitting bar/breakfast nook! Super cool design! TONS of dark shaker cabinets all the way up to the ceiling, really cool long and open feel to the kitchen! Dining space, cozy living room, and a completely normal backyard in every sense of the description :) Nice deck for a BBQ and a couple chairs. Attached single garage, unfinished basement, LOTS of space and even a quick commute to the west end via Pioneer road!! 10/10 home in Spruce Grove. Turnkey!!

Listing Presented By:



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