



## Spruce Grove Alberta

\$430,000

Brand new duplex located in the beautiful community of Prescott. Offering 1,648 sq ft of well-planned living space, this modern home features a front double attached garage and a layout designed for today's lifestyle. The main floor showcases a stylish L-shaped kitchen with all appliances included, a walk-through pantry, and an open-concept dining and living area that leads to a deck overlooking a massive backyard backing onto a walking trail and green space--no rear neighbours. Upstairs, you'll find two generously sized bedrooms, a versatile bonus room, and convenient upper-floor laundry. The spacious primary suite includes a 5-piece ensuite. A separate side entrance provides excellent potential for a future legal suite or multi-generational living. (id:6769)

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Bonus Room Measurements not available

Listing Presented By:



Originally Listed by:  
Exp Realty

**REMAX Elite**

**REMAX ELITE**

8104 160 Ave NW, Edmonton, AB,  
T5Z 3J8

Phone: 780-406-4000

Fax:

broker@eliterealestate.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.