



## Spruce Grove Alberta

\$599,000

Step into this like-new SHOW HOME QUALITY two-storey residence, built by Bedrock Homes, and experience exceptional quality throughout. This bright, move-in-ready home offers 2,068 sqft with impeccable finishes, including luxury vinyl plank flooring and LED pot lights. The main floor features soaring 9' ceilings, an open-to-below great room w/ a cozy fireplace, and a convenient main-floor den/office & bath. The gourmet kitchen shines with quartz countertops, an upgraded backsplash, 41" cabinetry, and Samsung stainless steel appliances. Upstairs you'll find three generous bedrooms, a bonus room, a primary ensuite with dual sinks, upstairs laundry & a smart home package. Set on a RARE OVERSIZED PIE-SHAPED LOT (7,844 sqft) for maximum space & privacy. The SEPARATE SIDE ENTRANCE is ideal for a future legal basement suite w/ HRV unit. The spacious 18' x 22' attached double garage completes the package. Superb location! Nearby to K-9 & high schools, arena, parks, shopping, golf course, and easy access to HWY 16. (id:6769)

Living room 12' x 11'6

Dining room 9' x 10'11

Kitchen 11'1 x 14'8

Den 11'8 x 7'11

Family room 16'6 x 11'5

Primary Bedroom 11'1 x 14'8

Bedroom 2 10'8 x 12'

Bedroom 3 12'3 x 11'2

Listing Presented By:



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