

## \$550,000 - 41 Prospect Place, Spruce Grove

MLS® #E4443099

**\$550,000**

3 Bedroom, 2.50 Bathroom, 1,771 sqft

Single Family on 0.00 Acres

Prescott, Spruce Grove, AB

Welcome to this stunning east-facing 2-storey home built in 2022, located in the highly desirable community of Prescott in Spruce Grove! Steps from the sought-after Prescott Learning Centre, this home features brand new carpet, central A/C and a modern palette throughout. Upstairs offers 3 spacious bedrooms, a generous bonus room, and convenient upper-floor laundry. The main floor boasts an airy open-concept layout with a gorgeous kitchen, quartz countertops, electric fireplace, and one of the largest mudroom/pantry combinations you'll find! Enjoy the fully fenced and landscaped backyard with deck—perfect for entertaining. The oversized double garage features soaring ceilings for additional storage. The basement is untouched and ready for your vision. With a sleek modern elevation and custom wall finishes, this home checks all the boxes for style, space, and location. Don't miss your chance to live in one of Spruce Grove's most family-friendly communities!

Built in 2022

### Essential Information

MLS® # E4443099

Price \$550,000

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,771
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	41 Prospect Place
Area	Spruce Grove
Subdivision	Prescott
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 2W4

### Amenities

Amenities	Off Street Parking, On Street Parking, Closet Organizers, Deck, Detectors Smoke, HRV System
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
----------	-------------

Exterior Features	Fenced, Landscaped, Playground Nearby, Schools
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Prescott Learning Centre
Middle	Prescott Learning Centre
High	Composite High School

### **Additional Information**

Date Listed	June 18th, 2025
Days on Market	16
Zoning	Zone 91

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on July 4th, 2025 at 5:47pm MDT