

## \$615,000 - 42 Prescott Boulevard, Spruce Grove

MLS® #E4428459

**\$615,000**

4 Bedroom, 3.50 Bathroom, 1,972 sqft

Single Family on 0.00 Acres

Prescott, Spruce Grove, AB

With over 2700 sf of living space, this fully finished home is perfect for your family. The main floor features an open concept floorplan with ample space to entertain, or spend time together. The kitchen features quartz counters, stainless appliances, plenty of cupboard space and a centre island. The large walk through pantry leads to the laundry room and garage. Upstairs you'll find a large bonus room, which is conveniently separated from the bedrooms. The primary suite is complete with a walk in closet and gorgeous spa like ensuite. There are two more bedrooms and another full bathroom upstairs. The fully finished basement has a third living space, a fourth bedroom, an office space and another full bath. The backyard has been designed with pets and kids in mind, the low maintenance landscaping features sand around the playset, a leveled area for the pool and crushed rock for easy cleanup. All of this plus central air - this home is a MUST SEE!

Built in 2018

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4428459  |
| Price     | \$615,000 |
| Bedrooms  | 4         |
| Bathrooms | 3.50      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,972                  |
| Acres          | 0.00                   |
| Year Built     | 2018                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 42 Prescott Boulevard |
| Area        | Spruce Grove          |
| Subdivision | Prescott              |
| City        | Spruce Grove          |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T7X 0R4               |

### Amenities

|           |  |
|-----------|--|
| Amenities | Air Conditioner, Vinyl Windows             |
| Parking   | Double Garage Attached, Front Drive Access |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Air Conditioning-Central, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas   |
| Stories           | 3   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Fenced, Flat Site, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stone, Vinyl   |
| Foundation        | Concrete Perimeter   |

**Additional Information**

Date Listed            April 1st, 2025  
Days on Market      31  
Zoning                Zone 91

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