

## \$589,800 - 39 Meadowgrove Lane, Spruce Grove

MLS® #E4449903

**\$589,800**

4 Bedroom, 3.00 Bathroom, 2,237 sqft

Single Family on 0.00 Acres

McLaughlin\_SPGR, Spruce Grove, AB

UPGRADED HOME IN THE COMMUNITY OF MCLAUGHLIN! This home boasts 2236 sq/ft with 4 bedrooms, 3 full baths, bonus room & 9ft ceilings on all three levels. Main floor offers vinyl plank flooring, bedroom/den, family room with 18ft ceiling, fireplace. Kitchen, with modern high cabinetry, quartz countertops, island, wet bar, stainless steel appliances & walk-in pantry, is made for cooking family meals and entertaining. Spacious dinning area with ample sunlight is perfect for get togethers. The 3 piece bath finishes the main level. Walk up stairs to master bedroom with 5 piece ensuite/spacious walk in closet, 2 bedrooms, full bath, laundry computer station, and bonus room. Unfinished basement with separate entrance and roughed in bathroom is waiting for creative ideas. Public transit to Edmonton, & more than 40 km of trails, your dream home awaits. Includes:DECK/TRIPLE PANE WINDOWS/ WIRELESS SPEAKERS/ GAS HOOKUP ON DECK.

Built in 2025

### Essential Information

MLS® #	E4449903
Price	\$589,800
Bedrooms	4
Bathrooms	3.00



Full Baths	3
Square Footage	2,237
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	39 Meadowgrove Lane
Area	Spruce Grove
Subdivision	McLaughlin_SPGR
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 0W2

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Detectors Smoke, Hot Water Natural Gas, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	See Remarks
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Composition, Vinyl
Exterior Features	Golf Nearby, Public Swimming Pool, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Composition, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 25th, 2025
Days on Market	51
Zoning	Zone 91

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