

## **\$364,900 - 351 Nelson Drive, Spruce Grove**

MLS® #E4462056

**\$364,900**

4 Bedroom, 3.50 Bathroom, 1,349 sqft

Single Family on 0.00 Acres

McLaughlin\_SPGR, Spruce Grove, AB

NO CONDO FEES HERE! This Pacesetter built home offers EVERYTHING that you have been looking for at a price that you can afford! A modern open concept design with loads of space, island kitchen with sleek dark cabinets, newer stainless appliances, GAS stove, open to dining area and big living room with windows to the front of the home, off the kitchen is a convenient 1/2 bath and door access to the fenced yard with deck, low maintenance yard and access to the insulated double detached garage, upper level offers 3 very good sized bedrooms, primary with double closets and a full 4 piece ensuite, the other room share a full bathroom with JETTED tub! Lower level was completed with den (used as a bedroom), cozy family room, modern 3 piece bath and mechanical/laundry area. Amazing location close to all major amenities, schools, green space and minutes to major connecting routes, a short drive to Edmonton. Add this one to your must see list.

Built in 2012

### **Essential Information**

|           |           |
|-----------|-----------|
| MLS® #    | E4462056  |
| Price     | \$364,900 |
| Bedrooms  | 4         |
| Bathrooms | 3.50      |



|                |                      |
|----------------|----------------------|
| Full Baths     | 3                    |
| Half Baths     | 1                    |
| Square Footage | 1,349                |
| Acres          | 0.00                 |
| Year Built     | 2012                 |
| Type           | Single Family        |
| Sub-Type       | Residential Attached |
| Style          | 2 Storey             |
| Status         | Active               |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 351 Nelson Drive |
| Area        | Spruce Grove     |
| Subdivision | McLaughlin_SPGR  |
| City        | Spruce Grove     |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T7X 0N9          |

### Amenities

|           |                                                                             |
|-----------|-----------------------------------------------------------------------------|
| Amenities | Off Street Parking, On Street Parking, Air Conditioner, Deck, Vinyl Windows |
| Parking   | Double Garage Detached                                                      |

### Interior

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

### Exterior

|                   |                                                                |
|-------------------|----------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                    |
| Exterior Features | Back Lane, Fenced, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                               |
| Construction      | Wood, Vinyl                                                    |
| Foundation        | Concrete Perimeter                                             |

**Additional Information**

Date Listed           October 14th, 2025  
Days on Market     25  
Zoning                Zone 91

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