

\$650,000 - 82 Meadowland Way, Spruce Grove

MLS® #E4439609

\$650,000

5 Bedroom, 3.50 Bathroom, 2,083 sqft

Single Family on 0.00 Acres

McLaughlin_SPGR, Spruce Grove, AB

2021-built WALKOUT 2-storey with IN-LAW SUITE and attached TRIPLE GARAGE (28Wx24L) in a quiet cul-de-sac in McLaughlin. This beautiful 2,084 sq ft (plus full basement) home features top floor laundry, 10'™ ceilings, vinyl plank flooring and a fantastic modern floor plan with plenty of natural light. On the main level: office, 2-pc powder room, stunning living room w/ soaring ceiling & gas fireplace, bright dining room w/ balcony access and gourmet kitchen w/ large eat-up island, gas stove top, built-in wall oven & walk-through pantry to mud room/garage. Upstairs: bonus room overlooking main, laundry, 2 full bathrooms and 3 bedrooms including the owner's™ suite w/ walk-in closet & luxe jacuzzi 5-pc ensuite. Walkout basement: 2 additional bedrooms, 4-pc bathroom, kitchenette, family room w/ patio access; separate furnace, entrance & roughed-in for laundry. Large pie-shaped lot, partially fenced, landscaped. Located near Tri Leisure Centre, walking trails, parks and all the amenities of Spruce Grove. Must see!

Built in 2021

Essential Information

MLS® # E4439609

Price \$650,000



Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,083
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	82 Meadowland Way
Area	Spruce Grove
Subdivision	McLaughlin_SPGR
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 0S4

Amenities

Amenities	Ceiling 10 ft., Closet Organizers, Deck, No Animal Home, No Smoking Home, Patio, Sauna; Swirlpool; Steam, Walkout Basement, Wet Bar, Vacuum System-Roughed-In, 9 ft. Basement Ceiling
Parking Spaces	6
Parking	Front Drive Access, Insulated, Over Sized, Parking Pad Cement/Paved, RV Parking, Triple Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer, Window Coverings
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
Stories	3
Has Basement	Yes

Basement Full, Finished

Exterior

Exterior Wood, Vinyl

Exterior Features Cul-De-Sac, Golf Nearby, Landscaped, Picnic Area, Playground Nearby, Public Swimming Pool, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed May 30th, 2025

Days on Market 63

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 August 1st, 2025 at 4:48pm MDT