

## \$829,000 - 49 Lincoln Green, Spruce Grove

MLS® #E4428647

**\$829,000**

6 Bedroom, 3.50 Bathroom, 2,505 sqft  
Single Family on 0.00 Acres

Stoneshire, Spruce Grove, AB

Breaking the bar for luxury homes, this executive 2 storey is selectively located on a premium lot, with a pergola-perfect party deck, all backing the beauty of the manicured Links golf course. With 3,615 of air-conditioned living space, this home is the epitome of the lavish lifestyle you deserve. Decadent hardwood floors flow beyond the front office, 2pc powder-room & into the contemporary dining room, as fresh paint graces every wall. An array of windows illuminates the expansive open-concept main floor. The kitchen presents granite counters, high-end appliances & butler pantry, which compliments the sophistication of the living room, with its stone-faced fireplace. Private quarters upstairs consist of the primary bedroom, blessed by 5pc ensuite, along with 3 additional bedrooms, sharing the common area of a flex space; all serviced by same floor laundry & 4pc main bathroom. A finished basement offers 2 more bedrooms, rec room w/wet bar & 4th full bathroom. Triple tandem heated garage with epoxy floor!

Built in 2013

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4428647  |
| Price    | \$829,000 |
| Bedrooms | 6         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,505                  |
| Acres          | 0.00                   |
| Year Built     | 2013                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 49 Lincoln Green |
| Area        | Spruce Grove     |
| Subdivision | Stoneshire       |
| City        | Spruce Grove     |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T7X 0N5          |

### Amenities

|           |   |
|-----------|---|
| Amenities | Off Street Parking, On Street Parking, Air Conditioner, Bar, Deck, Detectors Smoke, No Smoking Home, Smart/Program. Thermostat, Secured Parking, Vinyl Windows, Wet Bar |
| Parking   | Front Drive Access, Heated, Tandem, Triple Garage Attached  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Built-In, Refrigerator, Stove-Gas, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, See Remarks, TV Wall Mount, Garage Heater |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Mantel, Stone Facing  |
| Stories           | 3   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Backs Onto Park/Trees, Fenced, Flat Site, Golf Nearby, Landscaped, Low Maintenance Landscape, No Back Lane, No Through Road, Paved Lane, Picnic Area, Playground Nearby, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stone, Vinyl   |
| Foundation        | Concrete Perimeter   |

### **Additional Information**

Date Listed April 2nd, 2025

Days on Market 2

Zoning Zone 91

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Listing information last updated on April 4th, 2025 at 12:02pm MDT