



## Lanzano

**\$649,900**

3 Bed | 2.5 Bath

2,388 Sq.Ft.

Nestled at the base of Grove Drive, Prescott is surrounded by abundant green spaces, walking trails, and tree lined streets, while dining, shopping, entertainment, and all other amenities are right around the corner. Prescott is easily accessible from Highway 16 and 16A and only 13 minutes from Edmonton's West End. In walking distance from Jubilee Park and anchored by a future K-9 school, this lovely community is designed with growing families in mind.

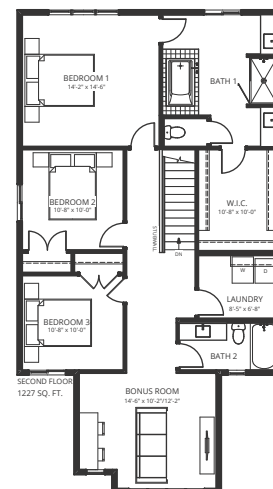
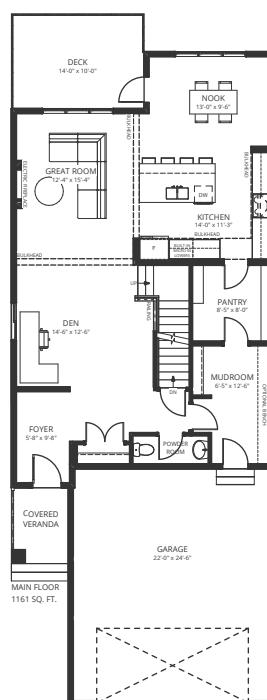
### Feature Highlights

- Walkout (unfinished) basement
- Extra-large garage (25' standard depth) with 8' tall doors to accommodate oversized cars and trucks.
- 9' main floor ceilings.
- 42" electric fireplace on feature paint wall in Great Room.
- 5-piece Samsung stainless steel kitchen appliance ensemble and white Samsung front load VRT™ washer and dryer.
- Rich vinyl plank flooring throughout main level.
- A luxurious kitchen featuring custom designed, mixed-tone cabinets, herringbone backsplash, an upgraded Blanco Super Single undermount sink, and a modern brass Kohler kitchen faucet.
- 10' x 14' walk out vinyl deck with aluminum and glass railing.

### Contact

Kristen Bryant - Area Sales Associate

kbryant@averton.ca or 587.338.5611



### Location

64 Prospect Place, Spruce Grove, AB

