## \$765,000 - 36 Spring Link, Spruce Grove

MLS® #E4432992

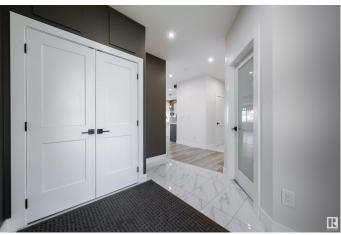
## \$765,000

4 Bedroom, 2.50 Bathroom, 2,516 sqft Single Family on 0.00 Acres

Spruce Ridge, Spruce Grove, AB

Welcome to this beautifully designed home with 9' ceilings on the main level, a vaulted ceiling and cozy electric fireplace in the living room, plus an office right off the front entry. The kitchen is a standout with granite counters, a walk-through pantry, gas range (convertible to electric), bar with beverage fridge, and sleek finishes. Upstairs you'll find a flex room, 3 bedrooms including a spacious primary with a 5-piece ensuite, plus a bonus room and convenient laundry with side-by-side washer and dryer. The basement has 9' ceilings and a separate side entranceâ€"great potential for a suite or rec space. Stay cool with central A/C and enjoy the heated, insulated triple attached garage. The fenced and landscaped backyard is perfect for relaxing or entertaining, complete with a cedar deck and gazebo. A stylish, functional home with space for everything!







Built in 2022

## **Essential Information**

MLS® #	E4432992
Price	\$765,000
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1

Square Footage	2,516	
Acres	0.00	
Year Built	2022	
Туре	Single Family	
Sub-Type	Detached Single Family	
Style	2 Storey	
Status	Active	
Community Information		
Address	36 Spring Link	
Area	Spruce Grove	
Subdivision	Spruce Ridge	
City	Spruce Grove	
County	ALBERTA	
Province	AB	
Postal Code	T7X 0L6	
Amenities		
Amenities	Air Conditioner, Ceiling 9 ft., Deck, Detectors Smoke, Exterior Walls- 2"x6", Gazebo, Hot Water Natural Gas, No Smoking Home, Vaulted Ceiling, Vinyl Windows, Wall Unit-Built-In, HRV System, 9 ft. Basement Ceiling	
Parking Spaces	6	
Parking	Heated, Insulated, Triple Garage Attached	
Interior		
Interior Features	ensuite bathroom	
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings, Wine/Beverage Cooler, Curtains and Blinds, Garage Heater	
Heating	Forced Air-1, Natural Gas	
Fireplace	Yes	
Fireplaces	Tile Surround	
Stories	2	
Has Basement	Yes	
Basement	Full, Unfinished	
Exterior		
Exterior	Wood, Vinyl	

Exterior Features Fenced, Flat Site, Golf Nearby, Landscaped, Low Maintenance

	Landscape, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## **Additional Information**

Date Listed	April 26th, 2025
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Days on Market 10

Zoning Zone 91

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Listing information last updated on May 6th, 2025 at 6:17pm MDT