# \$599,000 - 86 Meadowlink Common, Spruce Grove

MLS® #E4453080

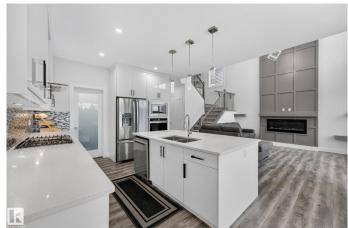
#### \$599,000

3 Bedroom, 2.50 Bathroom, 2,128 sqft Single Family on 0.00 Acres

McLaughlin\_SPGR, Spruce Grove, AB

Exquisite home in McLaughlin community, BACKING ON TRAIL! This home features bright spacious rooms, 9' ceilings on all levels and upgrades! The kitchen offers quartz countertops, stainless steel appliances with gas stove, walk through pantry and ample cabinets that overlook the dining and living rooms with feature wall & fireplace, oversized windows and opened ceiling to the second floor. An inviting office, mudroom and guest bath complements the main floor. Upstairs presents a spacious bonus room with fireplace, king sized primary bedroom with walk-in closet and luxurious 5pc ensuite. Two additional generous sized bedrooms with walk-in closets are complemented with a 4pc bath and laundry room. The unfinished basement and side entrance offers endless possibilities for future suite, rec room or extra bedrooms. Enjoy the back deck, landscaped yard and direct access to a walking trail. Located in a family friendly community within walking distance of parks, Tri Leisure Centre & amenities!







Built in 2022

# **Essential Information**

MLS® # E4453080 Price \$599,000 Bedrooms 3

Bathrooms 2.50

Full Baths 2

Half Baths 1

Square Footage 2,128

Acres 0.00

Year Built 2022

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey

Status Active

# **Community Information**

Address 86 Meadowlink Common

Area Spruce Grove

Subdivision McLaughlin\_SPGR

City Spruce Grove

County ALBERTA

Province AB

Postal Code T7X 2X3

#### **Amenities**

Amenities Ceiling 9 ft., Deck, No Animal Home, No Smoking Home, Natural Gas

**BBQ** Hookup

Parking Double Garage Attached

## Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener,

Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas,

Washer, Window Coverings

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Wall Mount

Stories 2

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Golf Nearby, Landscaped, Park/Reserve, Playground Nearby, Schools,

**Shopping Nearby** 

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed August 15th, 2025

Days on Market 78

Zoning Zone 91

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