

\$739,999 - 1 Meadowlink Gate, Spruce Grove

MLS® #E4420295

\$739,999

5 Bedroom, 3.50 Bathroom, 2,254 sqft

Single Family on 0.00 Acres

McLaughlin_SPGR, Spruce Grove, AB

This stunning home sits in a quiet cul-de-sac in the heart of Spruce Grove, offering peace and convenience. Walk to amenities like stores, the rec centre, bus stops, trails, and an off-leash dog park. With over 2,200 sq ft, it features 3+2 bedrooms, 3.5 baths, a bonus room, and 9-ft ceilings. The main floor boasts vinyl plank flooring, a den, and a family room with an 18-ft ceiling and striking fireplace. The chef's kitchen has high-gloss cabinetry, quartz counters, a large island, wet bar, stainless steel appliances, and a walk-through pantry. Upstairs, the primary suite includes a 5-piece ensuite, walk-in closet, two bedrooms, a full bath, laundry, and a bonus room. The basement has a legal suite with a private entrance, full kitchen, dining, 4-piece bath, and storage—great rental potential! Close to schools, shopping, and highway access, this home is a rare find in McLaughlin. Don't miss out

Built in 2021

Essential Information

| | |
|------------|-----------|
| MLS® # | E4420295 |
| Price | \$739,999 |
| Bedrooms | 5 |
| Bathrooms | 3.50 |
| Full Baths | 3 |



| | |
|----------------|------------------------|
| Half Baths | 1 |
| Square Footage | 2,254 |
| Acres | 0.00 |
| Year Built | 2021 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 1 Meadowlink Gate |
| Area | Spruce Grove |
| Subdivision | McLaughlin_SPGR |
| City | Spruce Grove |
| County | ALBERTA |
| Province | AB |
| Postal Code | T7X 0W1 |

Amenities

| | |
|-----------|--|
| Amenities | Air Conditioner, Ceiling 9 ft., Closet Organizers, Deck, Guest Suite, No Smoking Home, Patio, 9 ft. Basement Ceiling |
| Parking | Double Garage Attached, Heated, Insulated |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Stacked Washer/Dryer, Storage Shed, Washer, Wine/Beverage Cooler, Refrigerators-Two, Stoves-Two, Dishwasher-Two |
| Heating | Forced Air-2, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Brick, Vinyl |
| Exterior Features | Corner Lot, Cul-De-Sac, Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Swimming Pool, |

| | |
|--------------|---|
| | Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Brick, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|--------------------|
| Date Listed | February 4th, 2025 |
| Days on Market | 72 |
| Zoning | Zone 91 |

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Listing information last updated on April 16th, 2025 at 11:47pm MDT