

## \$465,000 - 122 Spring Link, Spruce Grove

MLS® #E4444017

**\$465,000**

3 Bedroom, 2.50 Bathroom, 1,727 sqft

Single Family on 0.00 Acres

Copperhaven, Spruce Grove, AB

Step into this 1727sqft beautifully designed half duplex in Copperhaven, where functionality meets sophistication. The open-concept main floor flows effortlessly into a bright great room, highlighted by a chic feature wall and a cozy electric fireplace and shiplap feature wall. The welcoming mudroom is perfect for messy winters, leading seamlessly into a chef's dream kitchen. Boasting a walk-through pantry, floor-to-ceiling cabinetry, and stunning quartz countertops, this space is as practical as it is stylish. Upstairs, you'll find a spacious bonus room, a tranquil primary suite with a spa-inspired ensuite (featuring dual sinks), and a convenient walk-through closet and connecting laundry room with sink. Thoughtful upgrades elevate this home, including 9-foot ceilings on the main and basement levels, a gas tankless water heater, a garage floor drain, a double attached car garage and custom MDF shelving throughout. Located within walking distance of 3 schools (K-12).

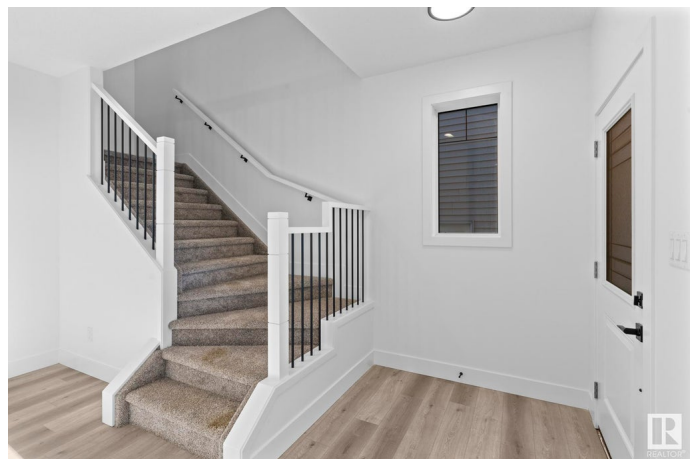
Built in 2025

### Essential Information

MLS® # E4444017

Price \$465,000

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,727
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	122 Spring Link
Area	Spruce Grove
Subdivision	Copperhaven
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 2X7

### Amenities

Amenities	Ceiling 9 ft., Hot Water Tankless, No Smoking Home, See Remarks, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Hood Fan, Builder Appliance Credit
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Schools, Partially Fenced
Roof	Asphalt Shingles

Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 24th, 2025
Days on Market	5
Zoning	Zone 91

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 29th, 2025 at 11:32am MDT