# \$499,500 - 3 Eton Link, Spruce Grove

MLS® #E4434997

## \$499.500

3 Bedroom, 2.50 Bathroom, 1,626 sqft Single Family on 0.00 Acres

Easton, Spruce Grove, AB

Live the lifestyle you've been dreaming of in this brand-new Impact home, featuring a SEPARATE ENTRANCE and 22' x 24' DETACHED GARAGE! Step inside to 9' ceilings on both the main floor and basement, and an open-concept kitchen with quartz countertops, gorgeous cabinets, ceramic tile backsplash, and stainless steel appliances. The main level also features a bright, open living and dining area, along with a convenient half bath. Upstairs, unwind in the spacious primary suite with a walk-in closet and a luxurious 5-piece ensuite. Two additional bedrooms, an upstairs laundry room, and a stylish main bath complete the upper level. Built with expert craftsmanship and care, every Impact home is backed by the Alberta New Home Warranty Program. \*Home is under construction. Photos are not of the actual home. Some finishings may vary. Some Photos are virtually staged\*



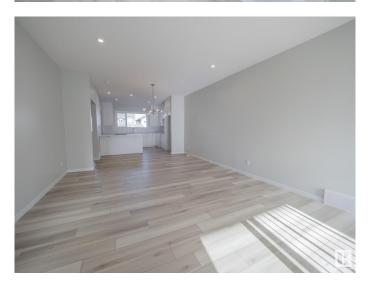
## **Essential Information**

MLS® # E4434997 Price \$499,500

Bedrooms 3
Bathrooms 2.50
Full Baths 2







Half Baths 1

Square Footage 1,626 Acres 0.00 Year Built 2025

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

## **Community Information**

Address 3 Eton Link

Area Spruce Grove

Subdivision Easton

City Spruce Grove

County ALBERTA

Province AB

Postal Code T7X 4B7

## **Amenities**

Amenities Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke,

Smart/Program. Thermostat, Vinyl Windows, HRV System, 9 ft.

**Basement Ceiling** 

Parking Double Garage Detached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stove-Electric

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Back Lane, Playground Nearby, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed May 7th, 2025

Days on Market

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 May 15th, 2025 at 11:32am MDT