

# \$440,000 - 21 Eton Link, Spruce Grove

MLS® #E4443242

**\$440,000**

3 Bedroom, 2.50 Bathroom, 1,435 sqft  
Single Family on 0.00 Acres

Easton, Spruce Grove, AB

5 Reasons to Love This Home: 1) Thoughtful Entryway: A welcoming front entrance with a built-in bench and closet adds function and style. 2) Entertainerâ€™s Dream: The open-concept layout flows seamlessly from the bright living area to a kitchen featuring a pantry, island with breakfast bar, and warm-toned finishes throughout. 3) Smart Design: Enjoy the convenience of a 2pc powder room on the main floor, upper-level laundry, and a linen closet for added storage. 4) Private Retreat: The spacious primary suite includes a walk-in closet and a luxurious 5pc ensuite with side-by-side sinks. 5) Bonus Features: A separate side entrance to the basement offers potential, plus a double detached garage with back lane access completes the package. \*Photos are representative\*

Built in 2025

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4443242  |
| Price          | \$440,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,435     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 2025                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |              |
|-------------|--------------|
| Address     | 21 Eton Link |
| Area        | Spruce Grove |
| Subdivision | Easton       |
| City        | Spruce Grove |
| County      | ALBERTA      |
| Province    | AB           |
| Postal Code | T7X 4B7      |

### Amenities

|           |  |
|-----------|--|
| Amenities | Closet Organizers, No Animal Home, No Smoking Home |
| 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, Flat Site, Park/Reserve, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |
| Foundation        | Concrete Perimeter  |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 19th, 2025 |
| Days on Market | 17              |

## Zoning

## Zone 91

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Listing information last updated on July 6th, 2025 at 3:32am MDT