

## \$570,000 - 167 Caledon Crescent, Spruce Grove

MLS® #E4423103

**\$570,000**

3 Bedroom, 2.50 Bathroom, 1,815 sqft

Single Family on 0.00 Acres

Copperhaven, Spruce Grove, AB

This stunning 2-storey home, built by Alquinn Homes, is located in the desirable Copperhaven community in Spruce Grove. The main level features an open-concept design with a spacious kitchen, dining, and living area, complete with an electric fireplace in the living room. The kitchen boasts a large island with a breakfast bar, a pantry, and modern finishes. Upstairs, you'll find a versatile bonus room, a laundry room, a 4-piece bath, and two generously sized bedrooms. The primary suite includes a walk-in closet and a luxurious 5-piece ensuite with side-by-side sinks, a soaker tub, and a stand-up shower. This home also offers a separate side entrance to the unfinished basement and main level. This home is situated near schools, parks, playgrounds, and all essential amenities and is perfect for growing families.

Built in 2025

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4423103  |
| Price      | \$570,000 |
| Bedrooms   | 3         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |
| Half Baths | 1         |



MAIN FLOOR PLAN



SECOND FLOOR PLAN

|                |                        |
|----------------|------------------------|
| Square Footage | 1,815                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 167 Caledon Crescent |
| Area        | Spruce Grove         |
| Subdivision | Copperhaven          |
| City        | Spruce Grove         |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T7X 0Y8              |

### Amenities

|           |  |
|-----------|--|
| Amenities | Ceiling 9 ft., Closet Organizers, Detectors Smoke, No Animal Home, No Smoking Home, Smart/Program. Thermostat, Vinyl Windows |
| Parking   | Double Garage Attached   |

### Interior

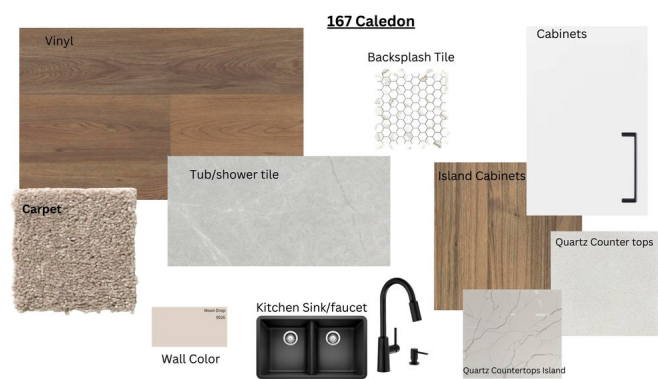
|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stove-Electric |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Insert  |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Unfinished  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Park/Reserve, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |
| Foundation        | Concrete Perimeter  |

### Additional Information

Date Listed February 26th, 2025  
Days on Market 53  
Zoning Zone 91



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