



## Leduc Alberta

\$599,999

BETTER THAN NEW! TONS OF VALUE! This 2303 sq ft 3 bed + office, 2.5 bath RARE Madeline design by Jayman is impeccably finished, w/ beautiful finishes throughout. Feat: 9' ceilings on the main & basement, solar panels, hardwood flooring, chef's kitchen w/ 2 tone cabinetry, electric fireplace, triple pane windows, upgraded S/S appliances, custom hidden pantry, side entry, basement rough in for laundry & wet bar, on demand HWT, 30 amp garage plug & more! A true open concept main floor unites the living / dining / kitchen space for entertaining friends w/ modern vibes. Rear office w/ large window. Upstairs brings a spacious bonus room for movie night; thanks to the open to above light feature, tons of light upstairs too! Three large bedrooms inc the primary bed w/ stunning 5 pce ensuite w/ quartz countertops, walk-through closet, & laundry. Basement is unfinished but ideal design for future suite development. Wonderfully landscaped backyard w/ huge deck, pergola, & room for play set. A must see! (id:6769)

Living room 4.58 m X 4.31 m  
Dining room 5.3 m X 2.53 m  
Kitchen 5.3 m X 3.67 m  
Office 2.3 m X 4.2 m  
Family room 4.06 m X 4.95 m

Primary Bedroom 4.26 m X 6.07 m  
Bedroom 2 2.85 m X 4.09 m  
Bedroom 3 2.83 m X 4.06 m  
Laundry room 2.74 m X 1.6 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

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