



113 KIRPATRICK Crescent Leduc AB

\$525,000

TRIPLE HEATED GARAGE! CORNER LOT! IMMEDIATE POSSESSION! This 1904 sq ft 3 bed, 2.5 bath Homex built 2 story is terrific value for a triple! Feat: 9' ceilings, hardwood flooring, beautiful kitchen, 2 tier deck, S/S appliances, gas fireplace, central A/C, heated garage, dog run, fully fenced & landscaped, & more! An open to above entryway leads to your open concept main living space, w/ connected living / dining / kitchen space for ideal entertaining. Massive island w/ quartz countertops, walk through pantry, & access to the deck. Upstairs you are greeted with a generous bonus room, laundry, 3 bedrooms including the primary bed w/ 5 pce ensuite & walk in closet, additional 4 pce bath, & linen storage. The basement is unfinished, but room to add a 4th bedroom, rec room, bath, or use as storage. 2 sump pumps for added protection. With a 6177 sq ft lot, the yard is spacious for the area! Two tier deck for summer BBQs / hot tub area, room to add a firepit or garden! Terrific opportunity, a must see!

Listing Presented By:



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