



## 5217 52 Street Leduc AB

\$339,000

AFFORDABLE bungalow, DOUBLE detached OVERSIZED HEATED garage, over 2000 sq ft of TOTAL LIVING SPACE, 4 bedrooms, 1.5 baths and a FULLY FINISHED basement. This beauty boasts a large kitchen with LOTS of cupboards, counter space, a sit up bar for an extra eating area & a great dining area with a built in hutch with more storage space. The living room is also a great size with nice big windows for NATURAL light. The ENTIRE home has been PROFESSIONALLY PAINTED. The main floor boasts 3 bedrooms & an UPDATED main bathroom. The master bedroom is a good size with a 2 piece ensuite. Bedroom #2 and #3 are also a good size. Downstairs the fully finished basement is ready for the "BIG SCREEN TV" for movie nights & sport fans! The utility room is large with a cold storage area! Bedroom #4 completes this level. Outside you can enjoy the fire pit area, mature trees & the fully fenced yard for your kids or 4 legged friends. If you like to tinker the HEATED garage is AWESOME! Don't miss out on this one!

Listing Presented By:



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