



## Leduc Alberta

\$559,900

Welcome to this beautifully maintained 1220 sqft bungalow on a desirable corner lot backing a walking path just steps from a park. Offering 4 bedrooms (2 up, 2 down) and 3 bathrooms including an ensuite, this home features a bright layout with main floor laundry and numerous updates throughout. Recent upgrades include new roof (2021), hot water tank (2023), updated kitchen appliances, new carpet, fresh paint, blinds, and central A/C. The fully developed basement is perfect for entertaining with a gas fireplace and wet bar with fridge. Enjoy added comfort with deep soaker tubs, a sit-down shower, and window mirror tint for privacy. The heated 26x26 oversized garage includes radiant heat, floor drain, hot/cold water, and 220V power and even central vac. Outside features a large driveway, 12x10 shed, poured patio, and Kwik curb edging. Custom built by Jacobs Construction, this move-in ready property offers quality and location. In the desirable neighborhood in Bridgeport. (id:6769)

Family room 10.92 m X 4.74 m

Bedroom 3 3.76 m X 2.55 m

Bedroom 4 3.12 m X 4.52 m

Utility room 7.72 m X 2.27 m

Living room 3.73 m X 4.06 m

Dining room 3.96 m X 2.98 m

Kitchen 5.11 m X 4.53 m

Primary Bedroom 3.82 m X 4.67 m

Bedroom 2 3.22 m X 2.72 m

Laundry room 2.01 m X 1.62 m

Listing Presented By:



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