



Leduc Alberta

\$212,500

TURNKEY HOME! UPPER LEVEL BALCONY! BACKING WALKING TRAIL! An original owner unit that looks the same as the day it was built! This 810 sq ft 2 bed, 2 bath bi-level plan shows exceptionally well and would be an excellent first home or investment property! Main floor is filled with ample natural lighting, w/ flowing living / dining / galley style kitchen designed for maximum usable space while maintaining functionality. Stainless steel appliances, plenty of maple cabinets & countertop room for meal prep. Tile flooring throughout. Upstairs brings your primary bedroom w/ rooftop balcony for your morning coffee; room for the king sized bed too! Walk in closet & 4 pce bath complete the floor. The basement is finished & new condition with the 2nd bedroom, 3 pce bath, laundry, & storage. Rear privat deck in the back & parking pad out front w/ only steps to visitor parking. Condo fees of \$316.95 provide snow removal, landscaping, & more. Steps to playgrounds, schools, & quick access to Hwy 2. Welcome to Southfork! (id:6769)

Bedroom 2 3.61 m X 3 m

Laundry room Measurements not available

Living room 4.64 m X 3.02 m

Dining room 2.5 m X 2.41 m

Kitchen 2.43 m X 3.31 m

Primary Bedroom 3.14 m X 3.5 m

Listing Presented By:



Originally Listed by:
RE/MAX Elite

<http://kevindoyle.remax.ca/>



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