



Rural Leduc County Alberta

\$700,000

Welcome to this Wish Built residence featuring a open-to-below design & a legal 2-bedroom suite, in the sought-after community of Irvine Creek. This almost-new 2,320 sqft, fully upgraded 2-storey showcases 9-ft ceilings throughout the home, a main floor bedroom w/ full bath & a thoughtfully curated open-concept layout. The kitchen is a true showpiece, complete w/ custom cabinetry, a wine display, premium appliances, a statement island, & a walk-through pantry w/ a fully equipped spice kitchen. The open-to-below living room, w/ a custom fireplace, is flooded w/ natural light & creates a stunning focal point. Upstairs, you'll find 3 generously sized bedrooms & 2 full bathrooms, along w/ a bonus room. The oversized double garage offers both convenience & ample storage. The fully finished basement features a self-contained legal 2-bedroom suite, presenting a great income opportunity or space for extended family. Finished w/ landscaping, a deck, & premium upgrades throughout! (id:6769)

Bedroom 4 base

Bedroom 5 Measurements not available

Second Kitchen Measurements not available

Living room 4.75 m X 4.22 m

Dining room 2.27 m X 3.72 m

Kitchen 3.92 m X 3.72 m

Bedroom 6 3.02 m X 3.04 m

Primary Bedroom 6.18 m X 4.27 m

Bedroom 2 3.66 m X 3.03 m

Bedroom 3 3.61 m X 3.49 m

Bonus Room 3.74 m X 4.17 m

Listing Presented By:



Originally Listed by:
MaxWell Polaris



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