



## Leduc Alberta

\$460,000

Welcome to this inviting 3 bedroom, 2.5 bath home in the sought after community of Robinson, just steps away from the park, playground, and outdoor rink! Designed with functionality in mind, this two storey home offers 9-ft ceilings, plenty of natural light, and a bright open concept main floor. The spacious kitchen is the heart of the home, featuring a large island, ample cabinetry, and easy access to the conveniently located laundry area. A welcoming front foyer with a generous coat closet greets you, while the rear mudroom provides backyard access and a handy 2pc powder room. Upstairs, the primary suite is a true retreat with its own private balcony overlooking the nearby pond, a walk in closet, and a 3pc ensuite. Two additional bedrooms are well-sized and share a 4pc main bath. The unfinished basement offers endless potential for future development and the fully fenced yard with a double detached garage completes the package. Surrounded by scenic walking trails, schools, and family friendly amenities! (id:6769)

Living room 6.4 m X 4.18 m

Dining room 3.43 m X 3.54 m

Kitchen 3.98 m X 4.57 m

Primary Bedroom 3.8 m X 4.09 m

Bedroom 2 3.15 m X 3.52 m

Bedroom 3 3.11 m X 3.47 m

Listing Presented By:



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