



Leduc Alberta

\$459,900

Welcome to this beautifully maintained Dolce Vita 2-storey 1/2 duplex with DBL attached garage, ideally located in the popular Southfork community of Leduc. Offering over 2,300 sq ft of developed living space across 3 levels, this home features 4 bedrooms, 3.5 bathrooms, and multiple spacious living areas perfect for families of all sizes. The main floor showcases an open-concept layout with a stunning oversized island kitchen, quartz countertops, walk-in pantry, spacious dining area, and a cozy living room highlighted by a gas fireplace. Upstairs you'll find 3 generous bedrooms, a bright bonus room with large windows, convenient upper-floor laundry, and a full bathroom. The primary suite offers a massive walk-in closet and a beautiful ensuite complete with double sinks and a large shower. The fully finished basement adds even more functional living space with the fourth bedroom, 4pc Bath, and large family/recreation room. Enjoy the fully fenced yard, underground sprinklers, A/C and much more! (id:6769)

Bedroom 4 4.02 m X 3.03 m

Recreation room 5.73 m X 3.88 m

Living room 4.24 m X 3.69 m

Dining room 2.53 m X 3.33 m

Kitchen 3.99 m X 3.55 m

Primary Bedroom 4.61 m X 3.32 m

Bedroom 2 3.8 m X 2.77 m

Bedroom 3 3.83 m X 2.84 m

Bonus Room 4.34 m X 3.58 m

Listing Presented By:



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