



## Leduc Alberta

\$279,900

Charming 3-Bedroom Townhouse with Finished Basement - Ideal for First-Time Buyers or Investors. This bright and functional 3-bedroom, 2.5-bath townhome offers incredible value for first-time buyers or savvy investors. With a fully finished basement and a single attached garage, it provides plenty of flexible space to meet your lifestyle needs. Inside, you'll find a well-designed layout that welcomes natural light into the dining and living areas, creating a warm, open atmosphere perfect for everyday living or entertaining. The bonus rec space in the basement adds versatility--think home office, gym, playroom, or media lounge. While a touch of TLC could elevate its charm even further, the home's great bones and layout make it a solid choice. Plus, with exterior maintenance, lawn care, and snow removal taken care of, you'll enjoy true low-maintenance living. Conveniently located near Leduc Common, you're just minutes away from shopping, restaurants, fitness centres, and other everyday amenities. (id:6769)

Recreation room 5.85 m X 4.31 m

Storage 1.98 m X 2.56 m

Living room 4.81 m X 5.5 m

Dining room 2.79 m X 4.59 m

Kitchen 3.04 m X 3.36 m

Primary Bedroom 3.43 m X 4.26 m

Bedroom 2 3 m X 3.75 m

Bedroom 3 3.05 m X 3.26 m

Listing Presented By:



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