



Rural Leduc County Alberta

\$1,290,000

Welcome to this exceptional custom-built home on 12.97 acres in desirable Leduc County, lovingly maintained by the original owner. The main floor features a spacious open kitchen and cozy living room with gas fireplace. With 5 bedrooms plus an office and 4 bathrooms—one with a sauna—there's space for everyone. The walkout basement includes a wet bar and access to the garage. Outside, enjoy a fully fenced backyard with garden, two dog runs, and firepit area. The wired Quonset has radiant heat, rough-ins for water, septic, and a wood stove. Powered gates and driveway lighting add convenience. Hobby farmers will love the ready-to-use chicken coop and pig pen. Wander scenic walking trails or relax at the private campfire and cook shack tucked in the trees. This one-of-a-kind property is more than a home—it's a retreat and a rare chance to own your own piece of country paradise. (id:6769)

Family room 3.54 m X 4.42 m

Bedroom 4 3.96 m X 4.13 m

Bedroom 5 3.14 m X 4.37 m

Bedroom 6 3.75 m X 3.69 m

Recreation room 8.19 m X 8.66 m

Living room 6.78 m X 4.44 m

Dining room 6.5 m X 3.55 m

Kitchen 5.29 m X 3.33 m

Primary Bedroom 4.99 m X 5.38 m

Bedroom 2 4.39 m X 2.91 m

Bedroom 3 4.7 m X 4.12 m

Listing Presented By:



Originally Listed by:
Royal Lepage County Realty

<https://www.advanced1.ca/>



RE/MAX River City

13120 St Albert Trail NW,
Edmonton, AB, T5L4P6

Phone: 780-982-1119
ahmadsai@remax.net

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.