



## Leduc Alberta

\$459,900

Located at 241 Wattle Road, this 1,755 sq ft home by San Rufo Homes offers a well-planned layout in the Woodbend community of Edmonton. Featuring 3 bedrooms and 2.5 bathrooms, this home is designed for comfortable everyday living. The main floor includes a cozy fireplace that anchors the living area, creating a warm and inviting space to relax or entertain. A side entrance provides added flexibility and future development potential. Upstairs, the primary bedroom and additional bedrooms are generously sized, offering privacy and functionality for families, first-time buyers, or downsizers alike. Situated near parks, pathways, and local amenities, this home blends thoughtful design, practicality, and long-term value in a growing community.

Photos are representative. (id:6769)

Kitchen 3.96 m X 3.74 m

Great room 3.96 m X 5.66 m

Breakfast 3.96 m X 3.29 m

Primary Bedroom 3.23 m X 3.96 m

Bedroom 2 2.86 m X 2.92 m

Bedroom 3 2.86 m X 3.07 m

Bonus Room 3.96 m X 3.23 m

Listing Presented By:



Originally Listed by:  
Bode

**Ahmad Sai**  
RE/MAX RIVER CITY

**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

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