



Leduc Alberta

\$419,900

1379 SQFT 1/2 DUPLEX w/ ATTACHED GARAGE in SOUTHFORK! Inside, you're welcomed by light-toned laminate flooring, neutral colours, & lrg windows that fill the living & dining areas w/ natural light. The kitchen is a standout--featuring S/S appl, spacious island, & access to the 2-tiered deck w/ gas hookup, perfect for summer BBQs. Upstairs, the primary bedroom offers a WI closet & private 3pc ensuite. 2 more generously sized bedrooms, 4pc bath, & convenient upper-floor laundry. The undeveloped basement provides endless potential for future living space, while the fully fenced backyard includes a storage shed & plenty of room for kids to play. Ideally located in the heart of family-friendly Southfork, just steps from parks, schools, shopping, playgrounds, & with quick access to Hwy 2 & 2A for easy commuting! Perfect for 1st-time buyers or young families starting their next chapter. (id:6769)

Living room 3.34 m X 4 m

Dining room 3.34 m X 3.23 m

Kitchen 2.27 m X 4.06 m

Primary Bedroom 3.62 m X 3.96 m

Bedroom 2 2.79 m X 3.55 m

Bedroom 3 2.83 m X 3.58 m

Listing Presented By:



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