



## Rural Leduc County Alberta

\$749,900

Set on 12 private acres backing onto open farmland in Michigan Center (Leduc County), this one-of-a-kind property offers peace, privacy, and serious potential. The 1.5-storey home features 1,003 sq ft with 1 bedroom, a large open loft, full bathroom, main floor laundry, updated kitchen (approx. 10 yrs ago), new roof, Hardie board siding, vinyl windows, a huge front patio, and a back patio currently being finished. The loft is a flexible space—ideal as a kids' bedroom, shared room, guest space, or future primary suite. The 40'x60' heated shop is fully powered with 220V and air lines throughout—perfect for trades, storage, or your dream workspace. Two single garages (one used as a workshop), a utility shed, chicken coop, and two RV parking stalls all have power and hookups. There's even a fire pit area for relaxing under big prairie skies. Located just minutes to Leduc, Hwy 2, and Edmonton International Airport, this acreage is ready for your next chapter. (id:6769)

Living room 4.22 m X 4.01 m

Dining room 3.93 m X 2.88 m

Kitchen 3.91 m X 2.31 m

Primary Bedroom 3.16 m X 2.92 m

Laundry room 2.3 m X 1.62 m

Loft 8.31 m X 2.06 m

Listing Presented By:



Originally Listed by:  
Real Broker



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