



Leduc Alberta

\$490,000

CUSTOM BUILT | DEER VALLEY Over 2,270 sq ft of developed space, designed for how life actually happens. The kitchen holds a family, island everyone gathers at, wine rack for company, pantry to tame the chaos. Crown-molded cabinetry & quartz counters deliver custom warmth. Flow into a great room that breathes, vaulted ceilings, American walnut hardwood & a country ledge stone gas fireplace that makes winter feel like home. And it's 1 of 2 fireplaces! Two main floor bedrooms flex to whatever life needs, office, guest room, playroom, plus a 4pc bath. Upstairs belongs to you: a private primary w/ walk-in closet & ensuite w/ make-up station. Downstairs is where everyone ends up, TV room w/ fireplace, bonus space for music or play, guest-ready bedroom w/ walk-in closet & 4pc bath. Central A/C & freshly painted. Two-tiered deck built for summer, upper level covered w/ natural gas BBQ hookup. Double attached garage completes it. Minutes to Leduc Common, QE2, EIA & Nisku. The one that does everything. (id:6769)

Family room 24.8' x 19'

Laundry room 20.9' x 12.4'

Storage 9.5' x 6.5'

Bedroom 4 11.6' x 11.6'

Living room 15.9' x 15.3'

Dining room 14.6' x 10.6'

Kitchen 14.6' x 16.9'

Bedroom 2 12.4' x 9'

Bedroom 3 11' x 9.4'

Pantry Measurements not available x 3.9 m

Primary Bedroom 11.9' x 15'

Listing Presented By:



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