



# Leduc Alberta

\$529,000

Discover this beautifully designed 1595 sq ft home plus 572 sq ft legal basement suite, perfect for families or investors seeking modern comfort and income potential. The main floor features an inviting open-concept layout with a bright living area, a bedroom with a closet, & full bathroom ideal for guests. The kitchen features sleek cabinetry & countertops, with a seamless flow into the dining area. Upstairs, enjoy a bonus room, a laundry area, & 3 bedrooms, including a primary suite with a walk-in closet & second bedroom with its own walk-in closet. The basement boasts a fully finished 2-bedroom secondary suite with a private side entrance, another kitchen, a full bath, & 1 bedroom with a walk-in closet—providing excellent rental or extended-family options. Outside, a double detached garage is included. Prime Leduc location near Leduc Common, Telford Lake, schools, parks, and the Rec Centre, with quick access to Highway 2 and the Edmonton Airport. (id:6769)

Second Kitchen Measurements not available

Bedroom 5 Measurements not available

Bedroom 6 Measurements not available

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Additional bedroom Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Bonus Room Measurements not available

Listing Presented By:



Originally Listed by:  
Royal Lepage Arteam Realty



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