



Leduc Alberta

\$459,900

There's a particular quiet that comes with mature trees and a neighbourhood that's had decades to settle in. In South Park, this 1976 two-storey comes with something newer communities can't easily offer: a massive pie-shaped lot with a mature apple tree, fresh grass underfoot, and a deck made for long summer evenings around the firepit. Step inside, though, and the years fall away. Fresh flooring, paint and lighting lead to a kitchen with ceiling-height cabinetry and quartz counters. The primary has its own ensuite, and the bathrooms have been thoughtfully updated. The less glamorous work matters too: triple-pane windows, a new foundation membrane, weeping tile and sump pump. A tandem garage fits two vehicles, and the unfinished basement leaves room for whatever comes next. All the appeal of an established neighbourhood, without inheriting someone else's renovation to-do list. (id:6769)

Living room 13'2" x 13'6"

Dining room 14'8" x 12'5"

Kitchen 12'9" x 12'5"

Breakfast 12'6" x 12'5"

Primary Bedroom 13'11" x 12'6"

Bedroom 2 10'6" x 12'5"

Bedroom 3 12'2" x 9'

Listing Presented By:



Originally Listed by:
Century 21 Bravo Realty

<https://rickaujla.c21.ca/>



RE/MAX River City

13120 St Albert Trail NW,
Edmonton, AB, T5L4P6

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

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.