



## Rural Leduc County Alberta

\$1,588,888

Location! Only a few minutes south of Leduc on Grant MacEwan Blvd. Live in the country and have close access to all amenities in Leduc. Kids in sports? You won't feel like you're on the road all the time. Enjoy this beautiful treed private yard with a security gate. This almost 1800 sq bungalow will give you the room to entertain and have lots of room for a growing family. Perfect for the teenagers who will have 2 HUGE bedrooms in the basement. Or use the basement for multifamily living, as there is a huge family room and a great kitchen and 3 pc bath. The main floor has a great kitchen with lots of cabinets and an island and WI pantry. Upgraded appliances will stay. Enjoy the fantastic view from the dining area. Watch the birds play, or see the deer walk through the yard. The living room is wide and open to the kitchen. Great for entertaining. Enjoy main floor laundry. The primary is large and has a great ensuite and WI closet. Has Dad been dreaming about a 60x30 heated shop? Got that too. Move in ready! (id:6769)

Family room Measurements not available

Bedroom 3 Measurements not available

Bedroom 4 Measurements not available

Second Kitchen Measurements not available

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Listing Presented By:



Originally Listed by:  
KIC Realty

<http://cindymiller@exprealty.com/>



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
[ahmadsai@remax.net](mailto:ahmadsai@remax.net)