



Leduc Alberta

\$409,900

WELCOME TO SUNTREE, one of Leduc's most desirable family-friendly communities! This WELL-DESIGNED 3 BED, 2.5 BATH home offers nearly 1,450 SQFT ABOVE GRADE plus an unspoiled basement ready for future development. Backing a quiet street and surrounded by parks, trails, and greenspace, this location is ideal for families and commuters alike. The bright main floor features large windows, spacious living room with FIREPLACE, dedicated dining area, and modern kitchen with WALK-IN PANTRY. A practical mudroom and convenient 2PC BATH add everyday function. Upstairs offers a generous primary suite with WALK-IN CLOSET and 4PC ENSUITE, plus 2 additional bedrooms, full bath, and UPSTAIRS LAUNDRY. Enjoy the DOUBLE ATTACHED GARAGE and low-maintenance VINYL DECK with ALUMINUM RAILING. Major updates include NEW ROOF (2025) plus ENERGY-EFFICIENT FURNACE & HOT WATER TANK. Basement has BATHROOM PLUMBING ROUGHED IN. Steps to Suntree Pond, schools, shopping, trails, and quick Highway 2 access! (id:6769)

Living room 4.15 m X 4.72 m

Dining room 2.55 m X 3.58 m

Kitchen 4.19 m X 4.55 m

Mud room 2.05 m X 2.85 m

Primary Bedroom 3.5 m X 3.98 m

Bedroom 2 3.01 m X 3.34 m

Bedroom 3 3.01 m X 3.08 m

Listing Presented By:



Originally Listed by:
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