



## Leduc Alberta

\$399,900

Hello hello hello! Lookie here! An open plan bungalow in a great neighbourhood with easy access to everything you need. With 3 bedrooms upstairs and 2 in the basement, there's room for the whole family. The home has been nicely upgraded with gorgeous hardwood and tile flooring, extensive broadloom upgrades, and modern finishings that will put a smile on your face. The current owner has put approximately \$40,000 into the renovations, and it shows! The large yard is great, ideal for a high energy dog or a high energy child; both of whom want lots of room to run around and play. The roof is only 4 years old, a major added bonus. (id:6769)

Family room 4.56 m X 9.92 m

Den 4.46 m X 3.08 m

Bedroom 4 4.46 m X 3.66 m

Bedroom 5 3.72 m X 3.66 m

Living room 4.78 m X 6.4 m

Dining room 3.89 m X 4.35 m

Kitchen 5.33 m X 3.91 m

Primary Bedroom 4.75 m X 4.39 m

Bedroom 2 3.67 m X 2.73 m

Bedroom 3 3.61 m X 2.76 m

Listing Presented By:



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