



## 102 WEST HAVEN Drive 141 Leduc AB

\$328,000

Welcome to the Gated Community of Shannara Court in West Haven! Not often do they come up for sale in this complex, and when they do, they are gone! This immaculate original owner, 1500 sq ft 2 Story boasts an open concept main floor with Slate tile entry way and hardwood floors throughout. Cozy Living room with corner Natural Gas Fireplace complete with Nova Scotia Barn Board! The kitchen features all S/S appliances included Gas Stove, with an abundance of cabinet storage space and centre island completing the main floor is a 2 piece bath with custom Barn Wood Door, Laundry area and access to the Double Attached Garage. Upstairs you have 2 nice sized kid/guest bedrooms and 4 piece main bath with custom Barn Door. Then there is the custom designed Primary Bedroom! This suite is just that, sweet! Huge sleeping area, walk in closet, cozy NG Fireplace with Stone wall, cozy nook perfect for a reading space or office and the 3 piece ensuite with custom built 6' tiled shower with 6 wall jets and rainshower!!

Listing Presented By:



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Century 21 All Stars Realty Ltd

info@chriscurrie.ca  
<http://www.chriscurrie.ca>

**RE/MAX ELITE**

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304 Windermere Road, Edmonton,  
AB, T6W 2Z8

Phone: 780-406-4000  
Fax:  
[jmattie@telusplanet.net](mailto:jmattie@telusplanet.net)