



35 MOHAWK Crescent Leduc AB

\$399,900

INCREDIBLE YARD! RV PARKING! PRIDE OF OWNERSHIP! SIDE ENTRYWAY! GREAT LOCATION! This 1176 sq ft 4 bed, 2.5 bath well kept bungalow on desirable Mohawk Cres shows a 10! Feat: new shingles & asphalt driveway, hardwood & vinyl tile flooring, updated kitchen cabinets & countertops, rebuilt furnace, vinyl windows, painted vinyl siding & more! Large family room greets you at the entryway, w/ spacious dining & L shaped kitchen w/ newer cabinets, S/S appliances, pantry & room to add more lowers or island! 3 beds up, incl the primary w/ 2 pce ensuite. 4 pce bath & linen storage. The basement is fully finished, w/ 4th bedroom, large rec room for movie nights or ample play space for the kids, WET BAR for entertaining, 3 pce bath, & plenty of storage. Stunning yard, meticulously groomed over the years! Space for the RV, w/ ideal bonfire & concrete pad BBQ spot this summer. Let the kids roam & plant your garden! Single attached garage w/ alley access & tons of street parking; a must see on a prime lot!

Listing Presented By:



Originally Listed by:
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