



## Leduc Alberta

\$225,000

Open-concept bi-level with finished basement, walk-in closets, and two balconies in Southfork! This fully developed 2 bedroom, 2 bathroom home is a fantastic opportunity for first-time buyers, investors, empty nesters, or professionals looking for low-maintenance living. The bright main floor features a spacious living room with access to a private balcony, a dining area, and a kitchen complete with a modern tile backsplash and ample cupboard space. Upstairs, the primary bedroom offers a large walk-in closet, a full 4-piece ensuite, and access to its own private balcony. The finished basement includes a large second bedroom with a walk-in closet, a bathroom with a stand-up shower, and convenient stackable laundry. This home offers plenty of storage. Located in the desirable community of Southfork close to walking paths, schools, parks, and everyday amenities. Low condo fees and ample visitor parking add even more value to this great home. (id:6769)

Bedroom 2 3.03 m X 3.68 m

Living room 3.06 m X 4.65 m

Dining room 2.32 m X 2.42 m

Kitchen 3.28 m X 2.42 m

Primary Bedroom 3.5 m X 3.14 m

Listing Presented By:



Originally Listed by:  
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