



23212 TWP RD 484 Rural Leduc County AB

\$649,000

Country living at its best; very private setting located only 1.3 km off pavement in Leduc County. This 1484 sq. ft. bungalow has a bright kitchen with wood cabinets, appliances and large dining area. Patio doors provide lots of natural light and lead to a West facing deck, which overlooks the sloping yard. The large living room window also provides plenty of sunlight and boasts natural hardwood. Two bedrooms and a 4 pce bath add to the main living area. A large family room complete with a wood burning stove, also has a garden door leading to a second deck. Fully finished basement has 2 bedrooms, large rec room, bath and laundry area. The recently built double detached garage measures 24' X 30'. There's a 34' x 76' round roofed metal shed for storing your RV and yard equipment. A huge, former dairy barn has tons of room for storage. The yard is landscaped and as you drive into the driveway, the property gently slopes towards the house and garage. An excellent 11.27 acres to call HOME!

Listing Presented By:



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