



## Leduc Alberta

\$119,000

Welcome to this spacious and well-maintained 2 Bedroom, 1.5 Bathroom Condo, offering a Fantastic Opportunity for BOTH First-time Homebuyers and Savvy Investors. Located in a desirable neighborhood across from a peaceful park and an Elementary School, this condo is ideal for families, professionals, or anyone looking to enjoy the convenience of nearby amenities. The condo features TWO levels of living space, providing ample room to relax and entertain. The 2 Large Bedrooms offer plenty of natural light, with the Primary Bedroom featuring a generous walk-in closet. The well-appointed kitchen flows into the Dining & Living areas, creating an inviting space to unwind after a long day. Enjoy your morning coffee or evening relaxation on the private balcony, perfect for soaking up the views of the surrounding greenery. Additional highlights include a convenient parking stall, and a powder room on the main floor for guests. Solid Investment Property or an Affordable Home - this condo offers both Comfort & Value (id:6769)

Living room 6.09 m X 3.49 m

Kitchen 5.02 m X 2.58 m

Primary Bedroom 4.48 m X 3.49 m

Bedroom 2 3.47 m X 2.56 m

Listing Presented By:



Originally Listed by:  
RE/MAX Excellence

<http://www.waddellsells.com/>

**RE/MAX ELITE**

**RE/MAX Elite**

Phone: 780-406-4000

Fax:

[executive@eliterealestate.ca](mailto:executive@eliterealestate.ca)