



## Leduc Alberta

\$483,900

Welcome to Southfork! This gorgeous move-in-ready home boasts incredible curb appeal with a stunning front porch & red vinyl siding. The bright entrance opens to a versatile office space, leading into a sunlit, open-concept main floor w/ beautiful hardwood floors. The kitchen features an island w/ white quartz countertops, & SS appliances, perfect for entertaining family and friends. Upstairs, the king-sized primary suite offers a peaceful retreat with a deep soaker tub and a large walk-in closet. Two additional generous bedrooms, a full bathroom, & a conveniently located laundry room complete the upper level. The professionally finished basement maximizes your living space, featuring a massive recreation room for movie nights, a 4th bedroom, a 4pce bath, a gym room & additional utility room. Enjoy the low-maintenance backyard oasis, complete with a deck & a large stone patio perfect for summer BBQs. Includes central AC, a double detached garage, & a concrete parking pad. Perfect for modern family living! (id:6769)

Family room 3.59 m X 8.73 m

Bedroom 4 2.43 m X 4.63 m

Other 2.42 m X 2.51 m

Living room 5.45 m X 3.36 m

Dining room 3.59 m X 3.3 m

Kitchen 2.77 m X 4.38 m

Den 2.73 m X 2.88 m

Primary Bedroom 3.65 m X 3.82 m

Bedroom 2 2.71 m X 3.32 m

Bedroom 3 2.72 m X 3.28 m

Laundry room 2.34 m X 2.06 m

Listing Presented By:



Originally Listed by:  
RE/MAX Real Estate

**REMAX Elite**

**REMAX ELITE**

8104 160 Ave NW, Edmonton, AB,  
T5Z 3J8

Phone: 780-406-4000

Fax:

broker@eliterealestate.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.