



## 49124 Rge Rd 275 Rural Leduc County AB

\$874,900

NEWER CUSTOM HOME ON MATURE TREED LAND! OUT OF SUBDIVISION! PRIVATE & SERENE! 25 MINS TO LEDUC! Straight out of a Canmore chalet to Leduc County, this 1946 sq ft 5 bed, 3 bath, 3 level split on gorgeous property has been impeccably designed & ready for your family! Feat: upgraded exterior finishings, vaulted ceiling w/ wood beams, 3 tier deck & front porch, vinyl plank flooring, floor to ceiling gas fireplace, quartz countertops w/ soft close cabinetry, 30' deep garage w/ 9' garage high doors, 10' ceiling in basement, & more! Tree lined entryway leads inside to your open concept living / dining / kitchen space; superb for entertaining w/ gorgeous views east & west! A few steps down you find 3 large bedrooms, including the primary bed w/ stunning 5 pce ensuite, w-in closet & access to the deck! 3 pce shower & laundry room. Your lower level brings 2 more huge bedrooms w/ another 4 pce bathroom for convenience. Treed behind to the property line w/ space to build your dream shop; a rare piece of paradise!

Listing Presented By:



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