



Rural Leduc County Alberta

\$2,300,000

80 ACRES of farmland on the very edge of Leduc. 5 minutes from LEDUC REC CENTRE. Can be subdivided. Impeccably well-built 5-bed, 4 full bath custom family bungalow. 50x72 shop with a LARGE heated workshop. Over-sized heated triple garage. Huge back entrance with a full bathroom & main-floor laundry. 3 generous bedrooms on the main floor. Vaulted ceiling living room and kitchen. Entire stone wall wood fireplace, LARGE dining room & kitchen. SOLID OAK custom cabinetry throughout the entire home. Enclosed maintenance-free screened-in porch. Beautiful expansive covered front veranda. Hot tub deck off primary bedroom with 2 walk-in closets, 5pc ensuite with DEEP soaker jet tub & steam shower. Massive downstairs family room, pool table, wet bar, gas fireplace, home theatre, exercise room, bedroom & bathroom. MASSIVE SHOP with 4-14' high doors, 220V, concrete floor, finished heated workshop/recreation mezzanine. NO EXPENSE SPARED. Triple pane windows, well insulated, and new shingles. (id:6769)

Bedroom 4 6.32 m X 4.1 m
 Bedroom 5 5.79 m X 3.47 m
 Recreation room 8.97 m X 8.85 m
 Storage 11.49 m X 6.8 m
 Living room 5.33 m X 4.56 m
 Dining room 3.61 m X 3.58 m

Kitchen 6.2 m X 4.45 m
 Primary Bedroom 5.48 m X 4.37 m
 Bedroom 2 4.5 m X 3.55 m
 Bedroom 3 3.82 m X 3.23 m
 Laundry room 3.77 m X 2.4 m
 Mud room 4.48 m X 3.24 m

Listing Presented By:



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