



Leduc Alberta

\$534,900

Welcome to this beautifully maintained 2-storey home located in the highly sought-after Suntree subdivision in Leduc, Alberta. Offering 3 spacious bedrooms, 4 bathrooms, and a fully finished layout, this home combines comfort, style, and functionality for the whole family. The main living areas are warm and inviting, while the huge bonus room provides the perfect space for movie nights, a playroom, or a home office. Downstairs, the fully finished basement is an entertainer's dream featuring an incredible man cave complete with a custom Irish pub-style bar -- the ultimate spot to relax or host friends and family. Outside, enjoy the fully fenced and landscaped yard, ideal for kids, pets, and summer gatherings. The heated and insulated double attached garage adds year-round convenience, while central A/C keeps the home cool and comfortable during the warmer months. Situated in a fantastic family-friendly neighborhood close to parks, walking trails, and excellent schools, a Perfect Balance, Perfect Home! (id:6769)

Family room 3.93 m X 3.73 m

Utility room 3.05 m X 1.87 m

Living room 4.25 m X 4.07 m

Dining room 3.33 m X 2.43 m

Kitchen 3.43 m X 3.27 m

Laundry room 3.04 m X 1.74 m

Primary Bedroom 4.21 m X 3.64 m

Bedroom 2 3.25 m X 3.03 m

Bedroom 3 3.26 m X 2.97 m

Bonus Room 5.47 m X 4.76 m

Listing Presented By:



Originally Listed by:
RE/MAX Real Estate

<http://www.barrycampbell.ca/>

REMAX Elite
the place to be

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.