Leduc Alberta

$419,900

This solid 3-bedroom bungalow is located in the quiet community of Willow Park on a massive 70x120 lot, offering excellent potential for homeowners, investors, or future redevelopment. The traditional layout features a generous living room filled with natural light, a spacious kitchen, and a cozy breakfast nook that provides a comfortable and functional main floor living space. The home also includes a fully legal 2-bedroom basement suite, creating strong income potential and excellent cash flow opportunities. Whether you live upstairs and rent the suite or add it to your investment portfolio, this property offers great flexibility. Outside, enjoy the huge backyard with plenty of space for recreation, gardening, or entertaining, along with a oversized single-car garage. Walking distance to Edward Wolfe Park, Willow Park School, and playground, plus close to shopping, restaurants, and other amenities. (id:6769)

Bedroom 4 Measurements not available

Bedroom 5 Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Listing Presented By:

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