



## Leduc Alberta

Tribute

**\$425,000**



IMMEDIATE POSSESSION! 24' X 22' HEATED GARAGE! 90% FINISHED BASEMENT! NO NEIGHBOURS BEHIND! Searching for that illusive detached home w/ large garage & terrific floorplan? This 1350 sq ft 4 bed, 2.5 bath home provides great value! Spacious front living room w/ laminate flooring, large bay window & gas fireplace leads into your L shaped kitchen w/ new lino flooring, eat in dining, corner pantry & newer stainless steel appliances! 2 pce bath & rear yard access. Upstairs brings 3 bedrooms, including the primary bedroom w/ walk in closet & 4 pce bathroom! Additional 4 pce bath for convenience. The basement is the perfect play space or media room, w/ large living space, 4th bedroom, laundry, & bathroom roughed in & ready to finish. Your west facing backyard is home to a massive deck, metal shed, side driveway, & 24' x 22' heated garage! A great package with immediate possession; nicely cared for home. A must see! \*Some photos virtually staged\* (id:6769)

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