



## Leduc Alberta

**\$579,900**

MOVE IN READY!! Welcome to this Brand New Single Family home located in the growing community of Crystal Creek, Leduc. This beautifully upgraded home offers 4 bedrooms and 3 full bathrooms, including a convenient MAIN FLOOR BEDROOM & BATH, perfect for guests or extended family. The main level features an impressive extended kitchen with 3 cm quartz countertops, ample MDF shelving & a full SPICE KITCHEN for added convenience. Enjoy the bright and open OPEN-TO-ABOVE living room, upgraded lighting package, spacious mudroom, and modern glass railing. Upstairs offers a comfortable bonus room, two additional bedrooms, a spacious primary suite, and upper-level laundry. Additional features include a SEPARATE SIDE ENTRANCE to the unfinished basement, 200 AMP service, EV rough-ins, MDF shelving throughout, a DOUBLE ATTACHED GARAGE, and close proximity to shopping, parks, and major amenities. (id:6769)

Living room 4.15 m X 5.37 m

Dining room 2.79 m X 2.45 m

Kitchen 3.19 m X 4.08 m

Bedroom 4 3.16 m X 2.73 m

Primary Bedroom 3.96 m X 5.8 m

Bedroom 2 3.86 m X 3.18 m

Bedroom 3 3.04 m X 3.45 m

Bonus Room 4.46 m X 4.68 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite



Royal

**LePage Kelowna**

#1-1890 Cooper Road , Kelowna,  
BC,

Phone: 250-860-1100

Fax:

sbuck56@gmail.com