



Rural Leduc County Alberta

\$2,500,000

80 ACRES farmland on the very edge of Leduc City. 5 minutes from LEDUC REC CENTRE. Can be sub-divided. WITHIN FUTURE LEDUC ANNEXATION BOUNDARY. Impeccably well built 5 bed, 4 full bath custom family bungalow. 50x72 shop with LARGE heated workshop. Over sized heated triple garage. Huge back entrance with full bathroom & main floor laundry. 3 generous bedrooms on main floor. Vaulted ceiling living room and kitchen. Entire stone wall wood fireplace, LARGE dining room & kitchen. SOLID OAK custom cabinetry throughout 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, new shingles. (id:6769)

Family room 8.83 m x Measurements not available	Living room 5.36 m x Measurements not available
Bedroom 4 4.07 m X 6.31 m	Dining room 3.59 m x Measurements not available
Bedroom 5 5.77 m x Measurements not available	Kitchen 4.45 m x Measurements not available
Utility room 3.62 m x Measurements not available	Primary Bedroom 5.56 m x Measurements not available
Cold room 1.87 m x Measurements not available	available
Storage 4.03 m x Measurements not available	Bedroom 2 3.69 m x Measurements not available
	Bedroom 3 4.5 m x Measurements not available

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

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.