

\$350,000 - 4114 43b Av, Leduc

MLS® #E4458570

\$350,000

3 Bedroom, 3.00 Bathroom, 1,134 sqft
Single Family on 0.11 Acres

South Park, Leduc, Alberta

Filled with natural sunlight and charm, this 1135 sq ft corner lot home offers the perfect mix of comfort & functionality. The spacious kitchen provides plenty of counter space & cabinets, while large southwest-facing windows brighten the living areas. The primary bedroom is generous with a private 3 piece ensuite, complemented by two additional bedrooms with ample closet space. The partially finished basement offers endless potential to design the space to your needs. Windows have been updated to vinyl and the shingles on the house were replaced just last year, two major updates taken care of already! Outside, enjoy a private patio and backyard and oversized heated double detached garage, ideal for car enthusiasts, with a work bench & steel beam perfect for use as a hoist. Ideally located across from the Leduc Recreation Centre and pool and steps from William Lede Park with sports fields, playgrounds, dog parks, trails, and picnic areas, this home delivers comfort, convenience, and lifestyle all in one. (id:6289)

Built in 1982

Essential Information

Listing #	E4458570
Price	\$350,000
Bedrooms	3
Bathrooms	3.00



Half Baths	1
Square Footage	1,134
Acres	0.11
Year Built	1982
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	4114 43b Av
Subdivision	South Park
City	Leduc
Province	Alberta
Postal Code	T9E4T7

Amenities

Amenities	Airport, Playground, Public Transit, Schools, Shopping, Vinyl Windows
Features	Corner Site, Flat site
Parking	Detached Garage, Heated Garage, Oversize
# of Garages	1

Interior

Appliances	Dishwasher, Dryer, Hood Fan, Refrigerator, Stove, Washer
Heating	Forced air
# of Stories	1
Has Basement	Yes

Listing Details

Listing Office	Exp Realty
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