

Courtesy Of Jesse D Loader Of KIC Realty

# **\$949,900 - 450 50054 Rge Road 232, Rural Leduc County**

MLS® #E4436787

**\$949,900**

5 Bedroom, 3.00 Bathroom, 1,727 sqft

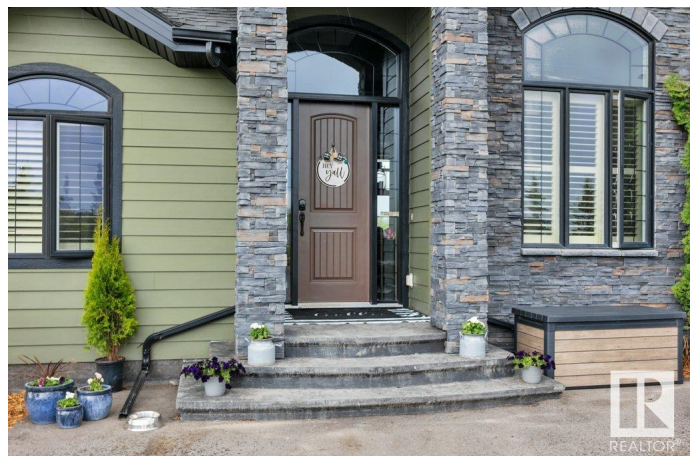
Rural on 2.65 Acres

Rosewood Estates\_LEDU, Rural Leduc County, AB

Discover this stunning bungalow in Leduc County that displays beauty and functionality. The main floor features soaring coffered ceilings, stone-faced fireplace, plenty of windows for natural light and a gourmet kitchen with rich-colored cabinetry, stone countertops and stainless steel appliances. There are 3 bedrooms on the main floor including the primary with walk-in closet and spa-like 5 piece ensuite. The basement is fully finished with an additional 2 bedrooms, and a media room pre-wired for your surround sound, a wet bar, and huge rec room. At just under 3 acres of land, it gives you plenty of space for your kids to play, while not being a burden on maintenance and general upkeep. Your children can enjoy the backyard rink, and large grass areas, while mom and dad can tend to the spacious garden or enjoy a relaxing evening at the firepit. Close to New Sarepta, Beaumont, Leduc, Edmonton and Sherwood Park. Triple garage, no gravel on your drive and over 60 coniferous trees have been planted.

Built in 2012

## **Essential Information**



MLS® #	E4436787
Price	\$949,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,727
Acres	2.65
Year Built	2012
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	450 50054 Rge Road 232
Area	Rural Leduc County
Subdivision	Rosewood Estates_LEDU
City	Rural Leduc County
County	ALBERTA
Province	AB
Postal Code	T4X 0K8

### Amenities

Features	Ceiling 10 ft., Ceiling 9 ft., Deck, Detectors Smoke, Exterior Walls- 2"x6", Fire Pit, No Smoking Home, Vinyl Windows, 9 ft. Basement Ceiling
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### Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood
Exterior Features	Airport Nearby, Flat Site, Fruit Trees/Shrubs, Golf Nearby, Landscaped
Construction	Wood
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            May 15th, 2025  
Days on Market      14  
Zoning                Zone 80

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