

\$750,000 - 48564 Rge Road 261, Rural Leduc County

MLS® #E4437905

\$750,000

4 Bedroom, 3.00 Bathroom, 1,481 sqft

Rural on 4.57 Acres

None, Rural Leduc County, AB

Charming 2012-built bungalow situated on a spacious 4.57-acre lot just 15 minutes from Leduc and close to the international airport. This well-maintained home features a double attached garage and energy-efficient triple-pane windows. The main floor offers two comfortable bedrooms, including a primary with a private 3-pce ensuite, and a spacious 4-pce main bath. The bright, open-concept kitchen boasts a gas stove and abundant cupboard space, seamlessly connecting to the dining area and living room—perfect for family gatherings. Step out onto the large deck from the dining area to enjoy stunning sunsets and outdoor entertaining. The basement provides two sizable bedrooms, a 3-pce bath, a large recreation room, and a potential second kitchen, ideal for guests or extended family. Large basement windows flood the space with natural light. Outside, the fenced yard features mature trees, a beautiful garden area, a dugout, and ample parking. This property offers privacy, nature, and peaceful setting.

Built in 2012

Essential Information

MLS® # E4437905

Price \$750,000



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,481
Acres	4.57
Year Built	2012
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	48564 Rge Road 261
Area	Rural Leduc County
Subdivision	None
City	Rural Leduc County
County	ALBERTA
Province	AB
Postal Code	T4X 2J5

Amenities

Features	Deck
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Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood
Exterior Features	Fenced, Fruit Trees/Shrubs, Level Land, Treed Lot
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 22nd, 2025
Days on Market	2

Zoning

Zone 90

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