

## \$460,000 - N/A, Rural Leduc County

MLS® #E4454631

**\$460,000**

3 Bedroom, 2.00 Bathroom, 2,058 sqft

Rural on 15.87 Acres

None, Rural Leduc County, AB

Great location on this 15.87 acre property. Inside the modular home there are 3 bedrooms, 2 full bathrooms. Big entry with lots of room for storage, laundry, 4 piece main bathroom, 2 bedrooms on this side of the house. The main living area is huge with a massive living room, dining room and kitchen with lots of cabinets, large island, sink under the window looking out back. The primary suite is large with lots of bright windows. The ensuite features a big tub, separate shower and plenty of counter space and storage. There are numerous out buildings and potential for horses. Easy commute to hiway 21, Sherwood Park, Beaumont and south Edmonton.

Built in 2008

### Essential Information

MLS® #	E4454631
Price	\$460,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,058
Acres	15.87
Year Built	2008
Type	Rural



Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	N/A
Area	Rural Leduc County
Subdivision	None
City	Rural Leduc County
County	ALBERTA
Province	AB
Postal Code	T0B 3M0

### Amenities

Features	See Remarks
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### Interior

Interior Features	ensuite bathroom
Heating	See Remarks
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Modular
Exterior Features	See Remarks
Construction	Modular
Foundation	See Remarks

### Additional Information

Date Listed	August 25th, 2025
Days on Market	2
Zoning	Zone 90
RE / Bank Owned	Yes

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