\$445,000 - 62 Douglas Crescent, Leduc

MLS® #E4424648

\$445.000

3 Bedroom, 3.00 Bathroom, 1,182 sqft Single Family on 0.00 Acres

Tribute, Leduc, AB

Don't miss this 1308 sqft open-concept bi-level, just a short walk to the Trail System, parks, and a K-9 school. Enjoy the large foyer with a 14' ceiling and split-angled staircase, which is flooded with natural light. The kitchen features white cabinetry, an 8' eating island, walk-in pantry, and stainless steel appliances. The dining area has floor-to-ceiling windows and a garden door to a 2-tiered deck. The large living room includes a gas fireplace, custom wood mantle, and tons of light. The master suite offers a vaulted ceiling, walk-in closet, and 4-piece bath. A partially renovated basement with a large bedroom and massive 3-piece bathroom ready for completion. With a 9' foundation, this home offers great potential. Located in a high-demand neighborhood, this property won't last long

Built in 2005

Essential Information

MLS® # E4424648

Price \$445,000

Bedrooms 3

Bathrooms 3.00

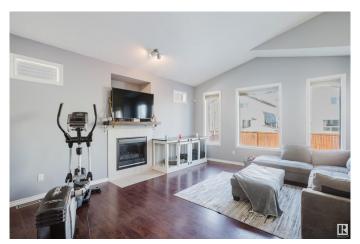
Full Baths 3

Square Footage 1,182

Acres 0.00







Year Built 2005

Type Single Family

Sub-Type Detached Single Family

Style Bi-Level Status Active

Community Information

Address 62 Douglas Crescent

Area Leduc
Subdivision Tribute
City Leduc

County ALBERTA

Province AB

Postal Code T9E 8P4

Amenities

Amenities Ceiling 10 ft., Closet Organizers

Parking Double Garage Attached, Front Drive Access

Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener,

Refrigerator, Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Partially Finished

Exterior

Exterior Wood, Vinyl

Exterior Features Airport Nearby, Fenced, Flat Site, Landscaped, No Back Lane,

Playground Nearby, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed March 7th, 2025

Days on Market 5

Zoning Zone 81

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