# \$620,000 - 205 Deer Valley Drive, Leduc

MLS® #E4425137

#### \$620,000

6 Bedroom, 4.00 Bathroom, 1,663 sqft Single Family on 0.00 Acres

Creekside (Leduc), Leduc, AB

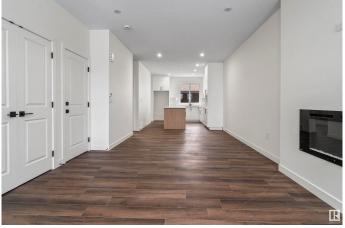
Step into quality! This 2 storey brand new home with double car garage located in Creekside Leduc is the perfect first-time opportunity along with great investor potential! With an abundance of natural light, you walk into open concept living, a sleek fireplace feature and natural toned upgraded vinyl flooring. The kitchen has been designed with functionality and timeless style with white cabinetry to ceiling, integrated hood fan and a feature island with wood toned accents. The main floor is host to a bedroom along with full bath and upgraded tiled glass shower. Upstairs you are met with the same vinyl flooring, bonus room, stacked laundry, and 3 bedrooms. The primary with walk-in closet and upgraded build-ins, dual ensuite vanities, a free-standing soaker tub nestled next to the glass tiled shower. The additional bedrooms share the 4 piece common bath with same finishings throughout. The LEGAL BASEMENT SUITE is home to 2 bedrooms, 4 piece bath, build-to-match kitchen, and SEPARATE ENTRANCE and laundry.

Built in 2025

#### **Essential Information**

MLS® # E4425137 Price \$620,000







Bedrooms 6

Bathrooms 4.00

Full Baths 4

Square Footage 1,663

Acres 0.00

Year Built 2025

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey

Status Active

## **Community Information**

Address 205 Deer Valley Drive

Area Leduc

Subdivision Creekside (Leduc)

City Leduc

County ALBERTA

Province AB

Postal Code T9E 1S8

#### **Amenities**

Amenities See Remarks

Parking Double Garage Detached

#### Interior

Interior Features ensuite bathroom

Appliances See Remarks

Heating Forced Air-2, Natural Gas

Stories 3

Has Suite Yes

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Stone, Vinyl

Exterior Features Airport Nearby, Playground Nearby, Public Transportation, Schools,

**Shopping Nearby** 

Roof Asphalt Shingles

Construction Wood, Stone, Vinyl

Foundation Concrete Perimeter

### **Additional Information**

Date Listed March 11th, 2025

Days on Market 58

Zoning Zone 81

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 8th, 2025 at 5:47am MDT