\$799,900 - 2731 63 Ave, Rural Leduc County

MLS® #E4433958

\$799,900

4 Bedroom, 4.00 Bathroom, 2,597 sqft Rural on 0.12 Acres

Churchill Meadow, Rural Leduc County, AB

This fully upgraded two story with a walk out to a pond is a must see! Spacious main floor includes a chef's dream kitchen and an added spice kitchen. The living room is open to above and has an electric fireplace. Main floor also boasts a den and full bath. Upper level has a nice size primary bedroom with an ensuite. Second bedroom includes a full bath ensuite. This home features an additional two spacious bedrooms and another full bath. Bonus area and a laundry are also present on the upper level. The unfinished basement walks out to a beautiful green space and pond. With an oversized double attached garage, this home is a perfect buy!



Essential Information

MLS® # E4433958 Price \$799,900

Bedrooms 4

Bathrooms 4.00

Full Baths 4

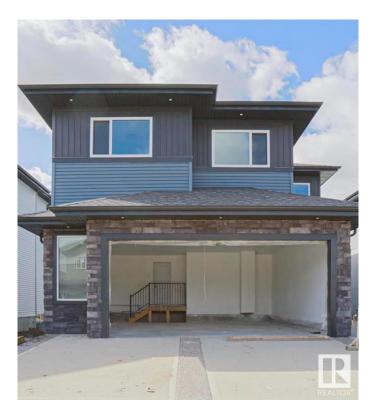
Square Footage 2,597

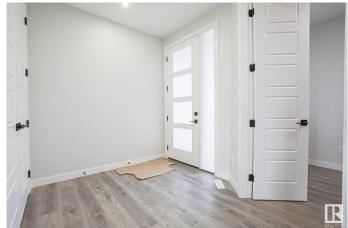
Acres 0.12

Year Built 2024

Type Rural

Sub-Type Detached Single Family





Style 2 Storey Status Active

Community Information

Address 2731 63 Ave

Area Rural Leduc County Subdivision **Churchill Meadow** City Rural Leduc County

ALBERTA County

Province AB

Postal Code T4X 3A6

Amenities

Features Ceiling 9 ft., Deck

Interior

Interior Features ensuite bathroom

Heating Forced Air-1, Natural Gas

Fireplace Yes Stories 2 Yes

Has Basement

Basement See Remarks, Unfinished

Exterior

Wood Exterior

Exterior Features No Back Lane, No Through Road, See Remarks

Construction Wood

Foundation Concrete Perimeter

Additional Information

Date Listed May 1st, 2025

Days on Market 57

7one 80 Zoning

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Listing information last updated on June 27th, 2025 at 5:02am MDT