Courtesy Of Kevin B Doyle Of RE/MAX Elite

$489,900 - 758 Southfork Boulevard, Leduc

MLS® #E4449739

$489,900
4 Bedroom, 2.50 Bathroom, 1,624 sqft
Single Family on 0.00 Acres

Southfork, Leduc, AB

NICELY LANDSCAPED! 4 BEDROOMS! HARDWOOD & TILE! A/C! PERFECT STARTER HOME! This versatile 1624 sq ft, 4 bed, 2.5 bath family home in Southfork brings terrific value! With an open concept main floor layout, gas fireplace, s/s appliances, ample cabinets and countertops for the chef in your family, access to your DOUBLE ATTACHED garage, and rear yard access, its a great spot for entertaining and living. Upstairs brings the large master bedroom, complete with 4 pce ensuite, w-in closet, and 2 other good sized bedrooms & 4 pce bath. The basement was professionally completed with a great rec room, 4th bedroom, storage, and future bath is roughed in and ready for finishing. The WEST BACKING yard....awesome! Ideal for summer patio season, all professionally completed with spacious deck, patio area, & grass for the kids & dogs to roam. Just steps away from McCardy Park, Father Leduc School, and minutes to the airport, location is superb. Call Southfork home today!

Built in 2009

Essential Information

MLS® #	E4449739
Price	$489,900
Bedrooms	4

Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,624
Acres	0.00
Year Built	2009
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	758 Southfork Boulevard
Area	Leduc
Subdivision	Southfork
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 0R2

Amenities

Amenities	Air Conditioner, Deck
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 25th, 2025
Days on Market	7
Zoning	Zone 81

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Listing information last updated on August 1st, 2025 at 8:02am MDT