

# \$539,900 - 179 Stonehouse Way, Leduc

MLS® #E4416853

**\$539,900**

1 Bedroom, 1.50 Bathroom, 1,062 sqft  
Single Family on 0.00 Acres

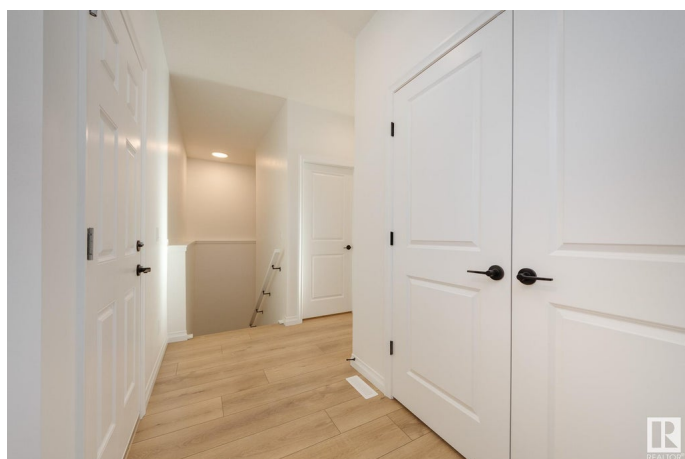
Southfork, Leduc, AB

Amazing duplex style bungalows in the wonderful community of Southfork Leduc. Close to schools , parks and shopping. The Parker 24 home by Jayman BUILT offers Jayman's Core Performance features - SOLAR, triple pane windows, tankless hot water system, HRV and high efficiency furnace PLUS SMART HOME technology. The main floor is very open, with spacious living and dining areas and a perfectly designed kitchen with eating bar, quartz counter tops, and stainless steel appliances are included. The owners suite is spacious and quietly luxurious with a walk-in closet and spa like ensuite. Laundry is conveniently located in the large walk in closet. Attached garage and no restrictions, pets and children welcome. Basement development can be completed and pricing is available on request

Built in 2024

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4416853  |
| Price          | \$539,900 |
| Bedrooms       | 1         |
| Bathrooms      | 1.50      |
| Full Baths     | 1         |
| Half Baths     | 1         |
| Square Footage | 1,062     |



|            |               |
|------------|---------------|
| Acres      | 0.00          |
| Year Built | 2024          |
| Type       | Single Family |
| Sub-Type   | Half Duplex   |
| Style      | Bungalow      |
| Status     | Active        |

### **Community Information**

|             |                    |
|-------------|--------------------|
| Address     | 179 Stonehouse Way |
| Area        | Leduc              |
| Subdivision | Southfork          |
| City        | Leduc              |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T9E 1S3            |

### **Amenities**

|           |                                     |
|-----------|-------------------------------------|
| Amenities | Hot Water Tankless, Solar Equipment |
| Parking   | Double Garage Attached              |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stove-Electric |
| Heating           | Forced Air-1, Natural Gas   |
| Stories           | 1   |
| Has Basement      | Yes   |
| Basement          | Full, Unfinished  |

### **Exterior**

|                   |                    |
|-------------------|--------------------|
| Exterior          | Wood, Vinyl        |
| Exterior Features | Schools            |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl        |
| Foundation        | Concrete Perimeter |

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | January 2nd, 2025 |
| Days on Market | 93                |
| 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 April 5th, 2025 at 8:47pm MDT